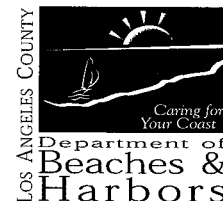




*To enrich lives through effective and caring service*



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

July 1, 2009

TO: Small Craft Harbor Commission  
FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director  
SUBJECT: **SMALL CRAFT HARBOR COMMISSION AGENDA FOR JULY 8, 2009**

Enclosed is the July 8, 2009 meeting agenda, together with the minutes from your meetings of May 13 and June 10, 2009. Also enclosed are reports related to Agenda Items 3a, 3b, 4a, 4b, 5a, and 6a.

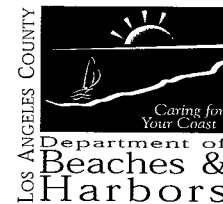
Please feel free to call me at (310) 305-9522 if you have any questions or need additional information in advance of the meeting.

SHK:ks

Enclosures



*To enrich lives through effective and caring service*



**SMALL CRAFT HARBOR COMMISSION**

**AGENDA**

**JULY 8, 2009**

**9:30 A.M.**

**Santos H. Kreimann**

Director

**Kerry Silverstrom**

Chief Deputy

**BURTON W. CHACE PARK COMMUNITY ROOM**

**13650 MINDANAO WAY**

**MARINA DEL REY, CA 90292**

1. Call to Order and Pledge of Allegiance
2. Approval of Minutes: Meetings of May 13 and June 10, 2009
3. **REGULAR REPORTS**
  - a. Marina Sheriff (DISCUSS REPORTS)
    - Crime Statistics
    - Enforcement of Seaworthy & Liveaboard Sections of the Harbor Ordinance with Liveaboard Permit Percentages
  - b. Marina del Rey and Beach Special Events (DISCUSS REPORT)
4. **OLD BUSINESS**
  - a. Follow-up Re Marina del Rey Slip Sizing Study and Marina del Rey Slip Pricing and Vacancy Study (ENDORSE STUDIES FINDINGS FOR INCLUSION IN DEPARTMENT'S RESPONSE TO REGIONAL PLANNING DEPARTMENT WITH RESPECT TO THE CALIFORNIA COASTAL COMMISSION MARINA LCP PERIODIC REVIEW)
  - b. Dock Reconfiguration Plan for Chace Park Peninsula (DISCUSS REPORT)
5. **NEW BUSINESS**
  - a. Departmental Fee Revisions and New Fees (RECOMMEND TO BOARD)

6. **STAFF REPORTS**

(DISCUSS REPORT)

- a. Ongoing Activities
- Board Actions on Items Relating to Marina del Rey
  - Regional Planning Commission's Calendar
  - Venice Pumping Plant Dual Force Main Project Update
  - Oxford Basin Project Update
  - Redevelopment Project Status Report
  - Unlawful Detainer Actions
  - Design Control Board Minutes

7. **COMMUNICATION FROM THE PUBLIC**

8. **ADJOURNMENT**

**PLEASE NOTE**

1. The Los Angeles County Board of Supervisors adopted Chapter 2.160 of the Los Angeles Code (Ord. 93-0031 ~ 2 (part), 1993, relating to lobbyists. Any person who seeks support or endorsement from the Small Craft Harbor Commission on any official action must certify that he/she is familiar with the requirements of this ordinance. A copy of the ordinance can be provided prior to the meeting and certification is to be made before or at the meeting.
2. The agenda will be posted on the internet and displayed at the following locations at least 72 Hours preceding the meeting date:

Department of Beaches and Harbors Website Address: <http://marinadelrey.lacounty.gov>

Department of Beaches and Harbors  
Administration Building  
13837 Fiji Way  
Marina del Rey, CA 90292

MdR Visitors & Information Center  
4701 Admiralty Way  
Marina del Rey, CA 90292

Burton Chace Park Community Room  
13650 Mindanao Way  
Marina del Rey, CA 90292

Lloyd Taber-Marina del Rey Library  
4533 Admiralty Way  
Marina del Rey, CA 90292

3. The entire agenda package and any meeting related writings or documents provided to a Majority of the Commissioners (Board members) after distribution of the agenda package, unless exempt from disclosure Pursuant to California Law, are available at the Department of Beaches and Harbors and at <http://marinadelrey.lacounty.gov>

Si necesita asistencia para interpretar esta informacion llame al (310) 305-9586.

**ADA ACCOMODATIONS:** If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (310) 305-9590 (Voice) or (310) 821-1734 (TDD).

**SMALL CRAFT HARBOR COMMISSION MINUTES**  
**MAY 13, 2009**

**Commissioners:** Russ Lesser, Chairman; Vanessa Delgado, Vice-Chairman; Albert Landini, Ed.D.; Dennis Alfieri, Commissioner; Albert DeBlanc (unexcused absence)

**Department of Beaches and Harbors:** Santos Kreimann, Director; Gary Brockman, Asset Development; Dusty Crane, Community and Marketing Service Division Chief;

**County:** Thomas Faughnan, Principal Deputy County Counsel; Michael Tripp, Principal Planner Special Projects; Sergeant Escamillas and Deputy Rochford, Sheriff's Department

**Guest:** Beverly Moore, Executive Director, Marina del Rey Convention and Visitors Bureau

**Call to Order and Pledge of Allegiance:**

Chairman Lesser called the meeting to order at 9:37 a.m., followed by the pledge of allegiance.

**Approval of Minutes:**

Jon Nahhas commented on the April 8, 2009 minutes. Chairman Lesser asked for a motion to approve the minutes. Commissioner Landini moved and Commissioner Alfieri seconded. The motion was unanimously approved.

**Item 3 – Regular Reports:**

Sergeant Escamillas discussed the Crime Report and the Year to Date Crime Statistics. Deputy Rochford discussed the Liveboard Report.

Chairman Lesser asked that the Year to Date Crime Statistics be presented on a quarterly basis.

Dusty Crane reported on the Special Events. She discussed the Marina del Rey Outdoors Adventures, Fisherman's Village Weekend Concerts and Beach Events. She said Movie Night will start in the summer at Chace Park, further information will be provided.

Jon Nahhas commented that he does not want to see black and white movies. He said he would like soul music played at the events to bring out younger people and to light up the pier.

Beverly Moore said tourism continues to be affected by the changes in the economic conditions nationally and internationally, but Marina del Rey has not been affected. She said two initiatives have been launched this spring to counteract and promote more travel to the community which will consist of special promotions, incentives and rewards and also online consumer advertising.

Carla Andrus said she would like to reach out to the region for small boating opportunities to energize the Marina.

Santos Kreimann commented that he meets on a regular basis with Beverly Moore to make sure the marina is more active.

Beverly Moore said the most important activity in the Marina is the Recreational Boating Activity and information is available seven days a week through the Visitors Bureau.

**Item 4a – Follow-up RE Marina del Rey Slip Sizing Study and Marina del Rey Slip Pricing and Vacancy Study**

Santos Kreimann gave an updated overview of the study and welcomed comments from the commissioners and the public. He said staff was not able to respond to all written comments and suggested that this item be held over until next months meeting.

Chairman Lesser stated that no action will be taken on this item and held over to the next meeting.

Carla Andrus commented on the availability of boat slips and slip vacancies.

Jon Nahhas said the Coastal Act needs to be reviewed and asked why the small boat slips are not filled and that this should be investigated.

Santos Kreimann said the study was prepared for the entire boating community and that the consultants surveyed the various marinas.

John Rizzo said the model of financing is not effective and has a package that he will submit to the board.

Andy Bessette commented on the advertising for comments from the public made by email and the Argonaut. He suggested that a new approach for public comments be taken.

#### **Item 5a – Dock Reconfiguration Plan For Chace Park Peninsula**

Chairman Lesser stated that no action will be taken on this item and held over until next month's meeting.

Santos Kreimann gave an overview of the report.

Gary Brockman gave an overview of the design and dock reconfiguration plan.

Jon Nahhas said to reconfigure the docks will require an LCP Amendment, it will not create affordable recreation and will provide more opportunity for wealthy boaters. He said this is against the Coastal Act and provides a hardship against recreational and public access.

Santos Kreimann said it will not require an LCP Amendment, but a Coastal Development Permit will be required.

Michael Tripp said the Department of Regional Planning does not have the jurisdiction with the Local Coastal Program to issue Coastal Development Permits over the water it's done by the Coastal Commission.

Andy Bessette said there is no reason for more reduction of boat slips in the marina, this is greed and corruption. He said that Santa Monica Windjammers Yacht Club was forced out so that a new lease could be taken out on the club house.

David Levine commented on the dock reconfiguration plan and said the commission should gather more information such as hearing more about the process. He asked if an initial study for this dock reconfiguration has been submitted to the Department of Regional Planning and are they going through the same process that would be required if it was a Lessee; how the parking would be handled; will the County pay the fees and will the Promenade be included. Lastly, he said the study should include how the waterside development reconfiguration will interact with the landside developments.

Michael Tripp said that the Department of Regional Planning will have little to do with the development and that the waterside will be reviewed by the Coastal Commission. The Regional Planning will review the number of dock slips for adequate parking.

Carla Andrus asked how Don Knabe received funding to repair the docks and why it isn't cost recovery.

Santos Kreimann said the Board approved that the funds collected from Parcel 47 would go into a trust account which would fund the cost of operation, maintenance and replacement of the slips.

#### **Item 5b – Marina del Rey Slip Vacancies: A Special Report**

Santos Kreimann gave an overview of the report and said there are increases in slip vacancies.

Jon Nahhas commented that the Commissioners start investigating the slip vacancies, inquire about the prices and poor docks.

Carla Andrus said Holiday Harbor was moving boats out of the marina and that there are thirty-three small slips available. She commented that this should be a lively marina.

Santos Kreimann said Holiday Harbor is in the process of trying to obtain a Coastal Development Permit to replace their docks. As part of the management decision boats were moved over to other docks and will be replaced in the near future.

Andy Bessette commented that Marina del Rey is getting a reputation as being one of the most unfriendly marinas in the world. He said the report from Director Kreimann is misleading.

Santos Kreimann said he wanted to have accurate information and did not list the Espirit project because it would have made it appear to have a 12-15 % vacancy.

#### **Item 6a – Ongoing Activities Report**

Santos Kreimann gave an overview of the Ongoing Activities Report which consisted of the Board actions, Regional Planning Commission's calendar, Venice Pumping Plant Dual Force Main project update, Oxford Basin project update, redevelopment project status report and the Unlawful Detainer status.

Michael Tripp stated that public hearings have been set for the following projects Neptune Marina projects (Parcels 10R & FF), the Woodfin Hotel and public park project (P9U). He said the hearing is scheduled for August 12, 2009 at Chace Park but the Regional Planning Commission will have a field trip to the sites on August 8, 2009.

John Rizzo commented that there should be a mini commission under the commissioners. He said the park should be cleaned up and the fence should be removed to help make more interesting.

Santos Kreimann said the letter written by Marcia Hanscom has already been forwarded to Public Works.

Carla Andrus said she was happy to know the dead trees will be removed and that the Tri-Zec building will be considered for the new location for Beaches and Harbors.

Santos Kreimann said multiple locations are being sought for the new Administration Building.

Jon Nahhas asked for clarification in regards to a statement made by Supervisor Knabe. He asked was a RFP for Parcel 49 & 77 going to be generated with the RFQ. He also commented on Unlawful Detainers and Evictions.

Tom Faughnan said yes. The Board letter and Resolution approved by the Board is a two-step process involving a RFQ and RFP.

Chairman Lesser commented that the reason for the Unlawful Detainers on the monthly ongoing report is to see if there is prejudice by the dockmaster.

Santos Kreimann commented that the fourth recommendation calls for the Board of Supervisors to approve an RFP and exclusive right to negotiate based on an RFP that will be issued by Beaches and Harbors and that this is actually a three-step process.

Chairman Lesser asked when could the RFP be reviewed.

Tom Faughnan said if the department is going to make a recommendation to the board to authorize exclusive negotiations with a proposer who has responded to an RFP it would be forwarded to the Commissioners before it is forwarded to the Board of Supervisors.

#### **Item 7 – Communication from the Public**

William Vreszk questioned the statistics and asked if Bar Harbor and Esprit were counted in the Slip Vacancy report.

Carla Andrus commented on the number of vacant slips at Esprit I.

Jon Nahhas commented on waiting lists, advertising of boat slips and vacancy of boat slips.

#### **Item 8 – Adjournment**

Chairman Lesser adjourned the meeting at 12:07 p.m.

Respectfully Submitted By: Donna Samuels, Commission Secretary

\*Copies of taped meetings can be purchased immediately following all meetings with Commission Secretary.

**SMALL CRAFT HARBOR COMMISSION MINUTES**  
**JUNE 10, 2009**

**Commissioners:** Russ Lesser, Chairman; Vanessa Delgado, Vice-Chairman (excused absence); Albert Landini, Ed.D. (excused absence); Dennis Alfieri, Commissioner; Albert DeBlanc (unexcused absence)

**Department of Beaches and Harbors:** Santos Kreimann, Director; Paul Wong, Asset Management Division Chief; Dusty Crane, Community and Marketing Service Division Chief

**County:** Thomas Faughnan, Principal Deputy County Counsel; Michael Tripp, Principal Planner Special Projects; Deputy Rochford, Sheriff's Department

**Call to Order and Pledge of Allegiance:**

Chairman Lesser called the meeting to order at 9:41 a.m., followed by the pledge of allegiance.

**Approval of Minutes:**

Due to a lack of quorum the minutes were not approved.

**Item 3 – Regular Reports:**

Deputy Rochford discussed the Crime Statistic Report and Liveaboard Report.

Chairman Lesser asked for the Year to Date Crime Statistics for the July meeting.

Dusty Crane reported on the Special Events. She discussed the Marina del Rey Outdoors Adventures, Fisherman's Village Weekend Concerts, Marina del Rey Waterbus, Fourth of July Fireworks and Beach Events.

Jon Nahhas commented that he does not want to see black and white movies. He said he would like soul music played at the events to bring out younger people and to light up the pier.

**Item 4a – Follow-up RE Marina del Rey Slip Sizing Study and Marina del Rey Slip Pricing and Vacancy Study**

Due to a lack of quorum Chairman Lesser stated that no action would be taken on this item and held over to the next meeting.

**Item 4b – Dock Reconfiguration Plan for Chace Park Peninsula**

Due to a lack of quorum Chairman Lesser stated that no action would be taken on this item and held over to the next meeting.

**Item 5a – Parcel 1 – Fuel Dock – Approval of Amendment No.1 to Lease No. 75629**

Due to a lack of quorum the Commission could not take formal action on this item. However, due to timing issue the Commission agreed to discuss the project, take public comments, and provide their individual vote regarding the project.

Gregory Schem, proponent of the project, provided a description and spoke in support of the project.

Jon Nahhas spoke about the lack of a quorum and voiced his objection to the project on the basis that Del Rey Fuel's prices are higher than fuel docks elsewhere.



Mr. Gregory Schem explained that Del Rey Fuel's price is very competitive with elsewhere. The price differential includes many factors including that some other fuel docks do not include taxes in their quotes.

Chairman Lesser was concerned about changing County rent from a percentage of the sale price to \$0.15 per gallon. However, he was satisfied after learning there will be reappraisal in the future to ensure the County is getting an appropriate return.

At the conclusion, Chairman Lesser and Commissioner Alfieri, individually, decided to endorse the Director's recommendation to the Board of Supervisors.

#### **Item 6a – Ongoing Activities Report**

Paul Wong gave an overview of the Ongoing Activities Report which consisted of the Board actions, Regional Planning Commission's calendar, Venice Pumping Plant Dual Force main project update, Oxford Basin project update, Redevelopment Project Status Report, the Unlawful Detainer Actions and the Slip Rent Adjustment for Parcel 47.

Chairman Lesser suggested that a project concept to divert the flow from Ballona Creek to the Hyperion Plant during dry weather be reviewed for feasibility. He said the City of Los Angeles gave statistics that show 16 million gallons of polluted water per day is released in the ocean.

John Rizzo commented on water conservation and suggested that each lessee have a program to install low flow toilets. He commented on the Oxford Basin project, how beautiful it is now that the dead trees have been cut. Lastly, he commented on parking for the Parcel OT.

Chairman Lesser asked the Department to look into the matter.

Santos Kreimann said the Department of Public Works has met with the lessees to educate them on programs to help reduce the water usage. He agreed to return next month with an update on the parking sign.

#### **Item 7 – Communication from the Public**

There were no public comments.

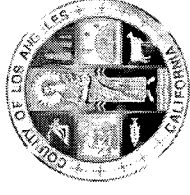
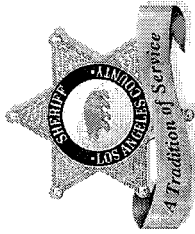
#### **Item 8 – Adjournment**

Chairman Lesser adjourned the meeting at 10:40 a.m.

Respectfully Submitted By: Donna Samuels, Commission Secretary

\*Copies of taped meetings can be purchased immediately following all meetings with Commission Secretary.

**LOS ANGELES COUNTY SHERIFF'S DEPARTMENT  
MARINA DEL REY STATION  
PART I CRIMES- JUNE 2009**



	West Marina 2760	East Marina 2761	Lost R.D. 2762	Marina Water 2763	Upper Ladera 2764	County Area 2765	Lower Ladera 2766	Windsor Hills 2767	View Park 2768	TOTALS
Homicide										0
Rape										0
Robbery: Weapon										0
Robbery: Strong-Arm		1					1	1		3
Aggravated Assault	1	1						1		3
Burglary: Residence	4				2		4	5	6	21
Burglary: Other Structure	4	1		1		1		1		8
Grand Theft	19	6		2			2	1	1	31
Grand Theft Auto	3								2	5
Arson										0
Boat Theft										0
Vehicle Burglary	2				1	1	5	3	3	15
Boat Burglary										0
Petty Theft	8	2		1			1	4		16
REPORTING DISTRICTS TOTALS	41	11	0	4	3	2	13	16	12	102

**Note-** The above numbers may change due to late reports and adjustments to previously reported crimes.

**Source-** LARCIS, Date Prepared **JULY 1, 2009**  
CRIME INFORMATION REPORT - OPTION B

# LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

## MARINA DEL REY STATION

### PART I CRIMES- JUNE 2009



Part I Crimes	MARINA AREA (RD'S 2760- 2763)	EAST END (RD'S 2764- 2768)
Homicide	0	0
Rape	0	0
Robbery: Weapon	0	0
Robbery: Strong-Arm	1	1
Aggravated Assault	2	1
Burglary: Residence	6	2
Burglary: Other Structure	27	4
Grand Theft	3	2
Grand Theft Auto	0	0
Arson	0	0
Boat Theft	0	0
Vehicle Burglary	2	13
Boat Burglary	0	0
Petty Theft	11	5
Total	56	46

**Note-** The above numbers may change due to late reports and adjustments to previously reported crimes.

**Source-** LARCIS, **Date Prepared** -JULY 1, 2009  
CRIME INFORMATION REPORT - OPTION B



# MARINA DEL REY HARBOR LIVEABOARD COMPLIANCE REPORT 2009



## *Liveaboard Permits Issued*

	May	June
New permits Issued:	4	7
Renewal Issued:	13	12
<hr/>		
Total:	17	19
Notices to Comply Issued:	18	9

Totals:	May	June
<hr/>		
Liveaboard:	343	328
Current Permits:	288	286
Expired Permits:	19	12
No Permits:	36	30

Total reported vessels in Marina del Rey Harbor: 4690

Percentage of vessels that are registered liveaboards 6.99%

Number of currently impounded vessel: 9



*To enrich lives through effective and caring service*

July 1, 2009



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

TO: Small Craft Harbor Commission  
FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director  
SUBJECT: **ITEM 3b - MARINA DEL REY AND BEACH SPECIAL EVENTS**

### **MARINA DEL REY EVENTS**

#### **THE MARINA DEL REY SUMMER CONCERT SERIES 2009**

Waterside at Burton Chace Park, 13650 Mindanao Way  
July 9 through August 29, from 7:00 pm – 9:00 pm

#### **Classical Thursdays**

**July 9**

The 82-voice Southern California Master Chorale, Sheridan J. Ball conductor, joins Frank Fetta and the Marina del Rey Summer Symphony in a thrilling program featuring "Serenade to Music" by Ralph Vaughan Williams, "Gloria" by Francis Poulenc, and "Carmina Burana" by Carl Orff. Soloists: Lori Stinson, soprano; Ralph Cato, baritone; and Steve Grabe; counter-tenor.

**July 23**

"A Night at the Opera" showcases finalists and winners from the Loren L. Zachary National Vocal Competition in arias and ensembles from best loved operas. Maestro Frank Fetta conducts the Marina del Rey Summer Symphony.

**August 6**

Rufus Choi, the 2008 winner of the Jose Iturbi International Piano Competition, joins Maestro Fetta and the Marina del Rey Summer Symphony in Sergei Rachmaninoff's Concerto No.3. The orchestra is heard in works by Claude Debussy and Aaron Copland.

**August 20**

Maestro Fetta and The Marina del Rey Summer Symphony welcome musical legends Dame Cleo Laine and Sir John Dankworth & Friends for a never-to-be-forgotten concert of music for orchestra by Sir John Dankworth and classics from jazz to Broadway sung by Dame Cleo Laine.

#### **Pop Saturdays**

**July 18**

Two-time Tony nominee Christine Andreas, personified by critic Rex Reed as "...pure, undiluted enchantment," will appear in a concert of Broadway classics, accompanied by composer/pianist Martin Silvestri.

**August 1**

The Four Aces, one of America's most celebrated singing groups, will appear in concert with its band, performing some of the group's many Grammy winning hits and million selling records that are still loved and performed today.

**August 15**

John Davidson, award winning star of Broadway musicals and feature films, recording artist, and well-known host and star of numerous TV series, makes his debut appearance at these concerts.

**August 29**

Sue Raney, called "one of the great living interpreters of the American songbook," will appear in concert with the Alan Broadbent Trio and will feature some of the songs from her new album, "Heart's Desire," a tribute to Doris Day.

For concert information: Call Marina del Rey Visitors Center at (310) 305-9545.

### **MARINA DEL REY MOVIE NIGHTS**

Burton Chace Park  
13650 Mindanao Way  
July 30 through August 22, 2009

**FREE** family movies in the park! Showtime is at 8:00 pm. Come picnic with us at Café Petra in Burton Chace Park, open for sunset dining.

#### **Thursdays**

July 30 - Grease

August 13 - March Of The Penguins

#### **Saturdays**

August 8 - Madagascar 2: Escape To Africa

August 22 - E.T. The Extra-Terrestrial

For more information: Call Marina del Rey Visitors Center at (310) 305-9545.

### **MARINA DEL REY WATERBUS**

Through September 7, 2009

For fun on the weekend, ride the Marina del Rey WaterBus. Park your car and ride the WaterBus for a unique water's-eye view of Marina del Rey. Seven boarding stops throughout the Marina offer opportunities to shop or dine in one of the most beautiful Southern California residential and tourist areas. Bikes and strollers welcome on board, no pets allowed. Fare is \$1.00 per person, one way. Season passes are available for \$30.00.

#### **Through September 7**

Fridays: 5:00 pm - midnight

Saturdays: 11:00 am - midnight

Sundays: 11:00 am - 9:00 pm

#### **Holiday Schedule**

4<sup>TH</sup> of July: 11:00 am - midnight

Labor Day: 11:00 am - 9:00 pm

#### **Marina Summer Concert Schedule**

Thursday, July 9: 5:00 pm - midnight

Thursday, July 23: 5:00 pm - midnight

Thursday, August 6: 5:00 pm - midnight

Thursday, August 20: 5:00 pm - midnight

#### **Marina Movie Night Schedule**

Thursday, July 30: 5:00 pm - midnight

Saturday, August 8: 11:00 am - midnight

Thursday, August 13: 5:00 pm - midnight

Saturday, August 22: 11:00 am - midnight

WaterBus attendants will arrange for land taxi service for passengers needing special assistance to any WaterBus boarding stop for the \$1.00 fare.

#### **Boarding locations are:**

Marina "Mother's" Beach (ADA accessible)  
4101 Admiralty Way

Fisherman's Village  
13755 Fiji Way

Burton Chace Park (ADA accessible)  
13650 Mindanao Way

Waterfront Walk (ADA accessible)  
4433 Admiralty Way, Fire Station #110

Dolphin Marina (ADA accessible)  
13900 Panay Way, Dock Gate #C-200

Marina Harbor (ADA accessible)  
14028 Tahiti Way, Dock Gate #A-2200

Esprit 1, (ADA accessible)  
13900 Marquesas Way, Dock Gate B-417

Ample parking is available at nearby Los Angeles County lots for a reasonable fee.

For more information: Call Marina del Rey Visitors Center at (310) 305-9545.

### **MARINA DEL REY FOURTH OF JULY FIREWORKS**

Burton Chace Park  
Saturday, July 4, 2009  
9:00 pm

The traditional fireworks extravaganza over the main channel in Marina del Rey will be presented Saturday evening, July 4, starting promptly at 9:00 pm. This event is sponsored by the Los Angeles County Department of Beaches and Harbors. The fireworks are choreographed to patriotic music, which will be broadcast by radio station KXLU 88.9 FM in sync with the pyrotechnic display. The music will be relayed over loudspeakers in Burton Chace Park.

Parking is available in County lots. Fireworks may also be viewed at Fisherman's Village and throughout Marina del Rey.

For more information: Call Marina del Rey Visitors Center at (310) 305-9545.

### **OLD FASHIONED DAY IN THE PARK**

Burton Chace Park  
13650 Mindanao Way  
Sunday, July 26  
10:00 am – 3:00 pm

This annual event offers vintage yachts to tour, antique and classic cars and motorcycles to view, ship models and modelers to admire, vintage steam engines to watch, and FREE steam launch rides in the harbor to enjoy. The event is free and open to the public.

For information: Call (626) 335-8843 or the Marina del Rey Visitors Center at (310) 305-9545.

**SUNSET SERIES SAILBOAT RACES**

Marina del Rey  
Wednesdays, through September 2, 2009  
5:30 pm – 8:00 pm

Spectators can enjoy these races from the comfort of one of the water-view restaurants on Wednesday evenings between 5:30 pm (sailboats leaving the harbor) and 8:00 pm (race finishes at California Yacht Club).

**FISHERMAN'S VILLAGE WEEKEND CONCERTS**

Sponsored by Pacific Ocean Management, LLC  
All concerts are from 2:00 pm – 5:00 pm

**Saturday, July 4 (4:00 pm – 7:00 pm)**

Eric Vincent & The Diamond Cutters, Neil Diamond Tribute Band

**Sunday, July 5**

The Sullivan Hall Band, playing Soul Review

**Saturday, July 11**

Spare Time, playing Smooth Jazz

**Sunday, July 12**

2AZZ1 Body & Soul Band, playing Smooth Jazz with Vocals

**Saturday, July 18**

The Kid & Nic Show, playing American Pop

**Sunday, July 19**

The Bernie Meisinger Band, playing Jazz Standards

**Saturday, July 25**

LA CAT, playing Reggae

**Sunday, July 26**

Jimbo Ross & The Bodacious Blues Band, playing Jazz & Blues on Viola

For more information: Call Pacific Ocean Management at (310) 822-6866.

**BEACH EVENTS**

**BEACH SHUTTLE**

Through September 7, 2009  
Fridays and Saturdays from 10:00 am – 10:00 pm  
Sundays and Holidays from 10:00 am – 8:00 pm

Catch a free ride on the Beach Shuttle to and from Playa Vista, Marina del Rey and the Venice Beach Pier, and enjoy the surf, sand, and surroundings of Marina del Rey in a hassle-free and relaxing way. The Beach Shuttle operates weekends and during the Thursday Marina del Rey Summer Concerts.



For more information: Call Marina del Rey Visitors Center at (310) 305-9545 or Playa Vista Guest House (310) 745-5200. Brochure available at <http://beaches.lacounty.gov> or [www.playavista.com](http://www.playavista.com).

**SANTA MONICA PIER TWILIGHT DANCE SERIES**

Santa Monica  
Thursdays, July 2 – August 27, 2009  
7:00 pm - 10:00 pm

Free concerts on the Pier. Prepare to sing, dance, or just rock out to the best in reggae, folk, rock and eclectic world music on the Santa Monica Pier.

For more information: Contact [www.twilightdance.org](http://www.twilightdance.org).

**MR. AND MRS. MUSCLE BEACH**

Venice Beach  
1800 Ocean Front Walk  
July 4, 2009  
Pre-Judging starts at 10:00 am  
Finals start at 1:00 pm

Free Bodybuilding competition on Venice Beach. For more information: Call (310) 399-2775 or visit [www.musclebeachvenice.com](http://www.musclebeachvenice.com).

**SUNSET CONCERTS**

City of Hermosa Beach  
Hermosa Beach  
Sundays, July 19, July 26 & August 2, 2009  
6:00 pm – 8:00 pm

Each concert begins at 6:00 pm and continues until sunset. The selected bands are currently popular, with top-selling CDs and high-volume downloads from the iTunes store.

July 19  
Mylin  
Hard Rain

July 26  
Michael Sullivan  
Rebelution

August 2  
Shari Puerto  
ALO

For more information: Contact Lisa Lynn at [llynn@hermosabch.org](mailto:llynn@hermosabch.org).

SHK:DC:ks



*To enrich lives through effective and caring service*



July 1, 2009

**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

TO: Small Craft Harbor Commission  
FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director

**SUBJECT: ITEM 4a – FOLLOW-UP RE MARINA DEL REY SLIP SIZING STUDY  
AND MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

The Marina del Rey Slip Sizing Study and the Marina del Rey Slip Pricing and Vacancy Study were reviewed by your Commission during the March 11, 2009 and April 8, 2009 meetings. They were again placed on your May 13, 2009 agenda, at which time your Commission held the item for discussion in June. They were placed on your June 10, 2009 agenda, but no action was taken due to the lack of a quorum.

With respect to the written comments received from five individuals by the end of the extended public comment period on April 22, 2009, both consultants have completed their review of the comments and updated their respective study reports to incorporate their responses. The Slip Sizing study was updated by inclusion of Appendix D to the original report. Likewise, the Slip Pricing and Vacancy Study was updated, principally by inclusion of Appendix D to the report. Both Appendixes D are attached as Exhibit A and Exhibit B, respectively.

During your June 10 meeting, representatives of the Parcel 125I lessee, Essex Marina City Club, were prepared to address your Commission regarding the Slip Sizing Study but did not do so because of the lack of a quorum. Subsequent to the meeting, Essex submitted its comments in writing to your Commission, which we, in turn, forwarded to each of you and are now including in this report as Exhibit C.

We request that your Commission, upon completion of discussion, endorse the findings contained in the above referenced reports and instruct the Department of Beaches and Harbors to include the report in its comments to the Department of Regional Planning in response to the California Coastal Commission's periodic review.

SHK:ks  
Attachments (3)

# EXHIBIT A

## XV APPENDIX D: RESPONSE TO PUBLIC COMMENTS ON MARINA DEL REY SLIP SIZING STUDY

On March 24, 2009 Los Angeles County Department of Beaches and Harbors ("DBH") released a copy of Noble Consultants, Inc.'s (NCI) Final Draft Report, Marina del Rey Slip Sizing Study ("Study") for public review and comment. DBH received five written comments from various Marina del Rey stakeholders and provided these comments to NCI for review. The following outlines specific responses to public comments provided to NCI followed by a summary of the limited changes made to the Study. The full text of public comments along with DBH's response to each is also included at the end of Appendix D.

### RESPONSE TO COMMENTS

**Marina del Rey Lessees Association** – The Lessees Association provided twelve comments to NCI's Study:

1. Page 1: Bullet Point #4: The report states that "More boats in the 30 feet length and less category are moving to dry boat storage." The consultant should be asked to quantify the number of boats under 30 feet that are moving to dry stack storage.

**Response:** NCI has corrected the Study to say, "More boats in the 30 feet length and less category are expected to move to dry boat storage."

2. Page 2: Table: We believe the Table requires more clarity. Does this Table mean that an individual marina should not have any slips under 30 feet when redeveloped? Does this include dry slips? What does it mean that the Table shows an apparently uneven redistribution of the percentages for the maximum case percentage for individual marinas? For instance, the 11% of slips 50 feet and over remains static, while all other categories 30 feet and above are adjusted upward.

**Response:** This table implies that when combining all of the MDR marinas (not dry storage; these are not marinas) that 30% of these slips be for boat lengths of 30 feet or less, however there also can be a higher percentage of the smaller slip sizes as shown in Table 8. Also, page 34 states that these percentages should not be considered as absolute. This table does not say that an individual reconfigured marina should not have any slips under 30 feet in length; it only says that it is okay to have zero slips under 30 feet as long as there are still at least 30% of the total MDR slips available in this size. The table recommends that the total distribution of boat slips 50 feet and longer should not exceed 11% for all MDR marinas and also for individual reconfigured marinas as well.

3. Page 2: Table: The Table along with the associated recommendations outlined in the Executive Summary, also fails to account for the fact that several anchorages, acting

upon prior County policies, have already submitted proposals which minimize the potential for reconfiguration. The County has reserved the highest proportion of larger slips to those future projects which were not required to respond to prior invitations for Lease Extensions, and the County should reconsider the practical application of this policy.

**Response:** The County has not reserved any proportion of slip sizes for future projects.

4. Page 2: Since the Coastal Commission has recommended eliminating the Funnel Concept, and the recreational boating groups and environmental groups oppose it, then perhaps it should not be mentioned as a viable alternative.

**Response:** The funnel concept is only referenced as one option in order to add additional slips in MDR on the basis that adequate boat navigation is still maintained.

5. Page 3: Bullet Point #1: We should insert the word “substantially” before “meet the minimum requirements...” as the DBAW guidelines and the County’s design criteria for Marina del Rey are actually just guidelines and not requirements.

**Response:** The DBAW guidelines include both recommendations and requirements. The minimum requirements for both DBAW and the County should be met as these are requirements, not recommendations, unless the Agencies agree to special exceptions after review, therefore the word “substantially” will not be inserted when referring to “minimum requirements”.

6. Page 4: Where has Marina del Rey become “a role model for other urban marinas throughout the world”?

**Response:** NCI has corrected the Study to say, “one of the successful urban marinas throughout the world”.

7. Page 6: The proposed slip count relies on the proposed dry stack projects at parcel 53 and 44 actually being constructed. Should these not be constructed the slip count will be reduced to 4,871 rather than to 5,343, resulting in a 677 slip reduction that represents a 12.2% decrease.

**Response:** Both the existing and proposed wet and dry boat storage totals are included. The Study does not assume or state that the proposed wet and dry boat storage will occur. It states that based on what is currently proposed, at the time of the Study, what the total would become when including the currently proposed wet and dry boat storage. The basis of this Study was set forth; that both the existing and the currently known proposed slip counts were considered.

8. Page 7: It is important to note that only the currently proposed slip reconfigurations are included in this report. There are four marinas representing 894 slips which will have to be reconfigured in the next few years. In addition, there are two other marinas reconfigured in the 1980's which will be up for reconfiguration in the next decade, representing another 526 slips.

**Response:** The report does state that the "currently proposed" slip reconfigurations are the ones being considered in this Study. Page 19 provides a listing of the currently proposed marina slip reconfigurations that were considered in this Study, and refers to these eight as currently proposed. It also states that only one of these eight, at the time of this Study, had received final approval while the other seven were in various stages of the approval process. This report also states that the purpose of this Study is to present recommendations for MDR marinas being replaced and reconfigured during the next 40 years (i.e. pages 4 and 34).

9. Page 25: Boat registration numbers change by size categories. Do these numbers of registrations for smaller boats include personal watercraft? If so, the personal watercraft registrations should be removed, because they skew the numbers in favor of smaller slips for vessels that do not require small boat slips.

**Response:** The presented boat registration numbers are national numbers for all registered boats shown within the size categories. There was no presented numbers of personal watercraft that may have been included within these numbers that were available from the data sources utilized. These registration numbers, over the years available, were only used to illustrate that the larger size vessels have the higher percentage increase in vessel registration. Any personal watercraft that may or may not have been included within the "under 16 feet" size category would not change this result.

10. Page 37: It is inconsistent with the recommendations of this study that the existing dry boat storage on parcel 77 should be eliminated.

**Response:** This Study does not recommend that the existing dry boat storage on Parcel 77 be eliminated; it states that this dry boat storage will be eliminated.

11. Page 37: The report identifies Parcel 52/GG to provide dry stack storage for 349 boats and Parcel 44 to provide the same for 234 boats. These two projects are speculative in nature as they face many hurdles in obtaining entitlements in a protracted discretionary process, to say nothing of potential financing challenges.

**Response:** The existing and proposed dry boat storage refers to Table 3 (page 10) which clearly states that both the Parcel 52/GG dry storage of 349 boats and the Parcel 44 dry storage of 234 boats are "proposed" dry boat storage counts.

12. The report has not addressed supportive landside services on marine/commercial properties to facilitate the use of visitor-serving commercial operations such as FantaSea and Hornblower.

**Response:** The scope of work for this Study did not include addressing any supportive landside services.

**Mr. Gregory F. Schem** – Mr. Schem provided eight comments to NCI's Study. Mr. Schem's comments are identical to the Marina del Rey Lessees Association comments above and are addressed by the above responses.

**Mr. Andy Bessette** – Mr. Bessette provided general comments questioning the independence of the Study.

**Response:** The issue of NCI's independence was discussed at some length in the public meeting.

**Mr. Raymond J. Fisher** – Mr. Fisher provided general comments concerning the legitimacy of slip pricing increases in Marina del Rey.

**Response:** See response provided by ADK&A in the ADK&A report since slip pricing was not addressed in NCI's Study of slip sizes.

**Mrs. Lynda and Mr. Wesley Little** – Mr. and Mrs. Little provided general comments concerning the legitimacy of slip pricing increases in Marina del Rey.

**Response:** See response provided by ADK&A in the ADK&A report since slip pricing was not addressed in NCI's Study of slip sizes.

## Comments from Gregory F. Schem

### Noble Study:

1. Page 1: Bullet point # 4: The report states that "more boats in the 30 foot length and less category are moving to dry boat storage". Where is the back up for this conclusion? How many more boats are we talking about? Since there have been very few new dry storage facilities constructed within the market area, has the study included nationwide data outside of the market? If so, is this relevant to Marina del Rey.
2. Page 2: Table: Does this mean that an individual marina should not have any slips under 30 feet when re-developed? But if the combined percentage is recommended to be 30% or less, then how do we get there?
3. Page 2: In Since the Coastal Commission has recommended eliminating the Funnel Concept, and the recreational boating groups and environmental groups are opposed to it, then perhaps it should not be mentioned as a viable alternative.
4. Page 3: Bullet point #1: We should insert the word "substantially" before "meet the minimum requirements..." as they are actually just guidelines and not requirements. By providing some flexibility, major changes in configuration may not become necessary in order to comply. This may provide a very cost effective solution for maintaining existing slip counts. It only makes sense that guidelines maintain more flexibility than specific requirements.
5. Page 4: Where has Marina del Rey become a "role model" for other urban marinas throughout the world? This seems overly presumptive for a factual report.
6. Page 6: The proposed slip count relies in the proposed dry stack projects at parcel 53 and 44 actually being constructed. Should these not be constructed the slip count will be reduced to 4,871 rather than to 5,343 resulting in a 677 slip reduction representing a 12.2% decrease. Since these projects are far from even obtaining their basic entitlements and CEQA review, this study should not assume their completion is a fait accompli in its analysis of the base case. Most importantly, since the total slip count is the very basis of this report's fundamental conclusions, the validity and likelihood of these assumptions should be clearly set forth.
7. Page 7: It is important to note that only the currently proposed slip reconfigurations are included in this report. There are four marinas representing 894 slips which will have to reconfigure in the next few years. In addition, there are two other marinas which reconfigured in the 1980's which will be up for reconfiguration in the next decade representing 526 slips. Together, this represents 1,420 slips or 27% of the marina which is not included in this study. The reconfiguration of these marinas will likely involve a similar reduction in boat slips and an increase in length as discussed in this report.
8. Page 37: It is inconsistent with the recommendations of this study that the existing dry storage on parcel 77 should be eliminated. Given the lower costs associated with the existing storage facility on this parcel, I would think the author would recommend retaining this use.

### ADK&A Report:

1. Page 1: The word "proposed" should precede "dry storage facilities for smaller boats" in second paragraph under Key Findings. This is important given the speculative nature of the two dry

*Craig Schen, p 2*

storage facilities which (as stated above) still face considerable economic and entitlement challenges.

2. Page 8: Boat yards (and I suspect hotels as well) do not maintain vacancy to accommodate customers and never have. Other than minimal staging areas for haul out, all slips are rented to slip tenants and/or leased to sub-tenants.
3. Page 9: The difference between the so called "independently priced marinas" and other marinas seems to be over blown. It is our experience that all marina slips compete with all other marina slips based upon their individual characteristics and amenities and not based upon whether there is a related upland business. This distinction should be further studied for its validity.



**Marina del Rey  
Lessees Association**

C/o Mr. Timothy C. Riley, Executive Director  
8537 Wakefield Avenue  
Panorama City, CA 91402  
Telephone: 818-891-0495; FAX: 818-891-1056

April 21, 2009

Mr. Santos Kreimann  
Director  
Department of Beaches and Harbors  
13837 Fiji Way  
Marina del Rey, CA 90292

Re: Marina del Rey Slip Sizing Study  
Marina del Rey Slip Pricing and Vacancy Study

Dear Mr. Kreimann:

The Marina del Rey Lessees Association submits the following comments, questions and suggestions in the matter of the above-referenced studies commissioned by the County of Los Angeles Department of Beaches and Harbors.

Marina del Rey Slip Sizing Study:

1. Page 1: Bullet point # 4: The report states that "more boats in the 30 foot length and less category are moving to dry boat storage". While we concur that a greater number of smaller boats should be placed in dry stack storage, we do not find that the report provides sufficient data to reach this conclusion. The consultant should be asked to quantify the number of boats under 30 feet that are moving to dry stack storage. Since there have been very few new dry storage facilities constructed within the market area, has the study included nationwide data outside of the market? If so, is this relevant to Marina del Rey?
2. Page 2: Table: We believe the Table requires more clarity. Does this Table mean that an individual marina should not have any slips under 30 feet when re-developed? But if the combined percentage is recommended to be 30% or less, how is this achieved? If the first marinas to be redeveloped drop all boat slips under 30 feet, then do the last marinas to be developed take the entire burden of providing the under 30 foot slips in order to maintain the 30% ratio? What does the Table mean by saying 30% of the combined percentage for all MDR marinas is 30% for 30 feet and under? Does this include dry slips? What does it mean that the Table shows an apparently uneven redistribution of the percentages for the maximum case percentage for individual marinas? For instance, the 11% of slips 50 feet and over remains static, while all other categories 30 feet and above are adjusted upward.

3. The Table on page 2, along with the associated recommendations outlined in the Executive Summary, also fails to account for the fact that several anchorages, acting upon prior County policies, have already submitted proposals which minimize the potential for reconfiguration. The County has reserved the highest proportion of larger slips to those future projects which were not required to respond to prior Invitations for Lease Extensions, and the County should reconsider the practical application of this policy.
4. Page 2: Since the Coastal Commission has recommended eliminating the Funnel Concept, and the recreational boating groups and environmental groups are opposed to it, then perhaps it should not be mentioned as a viable alternative.
5. Page 3: Bullet point #1: We should insert the word "substantially" before "meet the minimum requirements..." as the DBAW guidelines and the County's design criteria for Marina del Rey are actually just guidelines and not requirements. By providing some flexibility, major changes in configuration may not become necessary in order to comply. This may provide a very cost effective solution for maintaining existing slip counts. It only makes sense that guidelines maintain more flexibility than specific requirements.
6. Page 4: Where has Marina del Rey become a "role model" for other urban marinas throughout the world? While we appreciate the uniqueness of Marina del Rey and its appeal to boaters, this type of presumptuous comment seems inappropriate for a factual report unless it is supported by a number of specific examples that could be cited.
7. Page 6: The proposed slip count relies on the proposed dry stack projects at parcel 53 and 44 actually being constructed. Should these not be constructed the slip count will be reduced to 4,871 rather than to 5,343, resulting in a 677 slip reduction that represents a 12.2% decrease. Since these proposed dry stack projects are far from even obtaining their basic entitlements and CEQA review, this study should not assume their completion is a fait accompli in its analysis of the base case. Most importantly, since the total slip count is the very basis of this report's fundamental conclusions, the validity and likelihood of these assumptions should be clearly set forth.
8. Page 7: It is important to note that only the currently proposed slip reconfigurations are included in this report. There are four marinas representing 894 slips which will have to be reconfigured in the next few years. In addition, there are two other marinas reconfigured in the 1980's which will be up for reconfiguration in the next decade, representing another 526 slips. Together, these marinas represent a total of 1,420 slips or 27% of the marina which is not included in this study. The reconfiguration of these marinas will likely involve a

● Page 3

similar reduction in boat slips and an increase in length as discussed in this report.

9. Page 25: Boat registration number change by size categories. Do these numbers of registrations for smaller boats include personal watercraft? If so, the personal watercraft registrations should be removed, because they skew the numbers in favor of smaller slips for vessels that do not require small boat slips.
10. Page 37: It is inconsistent with the recommendations of this study that the existing dry storage on parcel 77 should be eliminated. Given the lower costs associated with the existing storage facility on this parcel, it would appear that the sensible recommendation is to retain this existing use.
11. Page 37: The report identifies Parcel 52/GG to provide dry stack storage for 349 boats and Parcel 44 to provide the same for 234 boats. Together, these two proposed dry stack storage facilities would provide more than half of Marina del Rey's total dry slips. These two projects are speculative in nature as they face many hurdles in obtaining entitlements in a protracted discretionary process, to say nothing of potential financing challenges.
12. The report has not addressed supportive landside services on marine/commercial properties to facilitate the use of visitor-serving commercial operations such as FantaSea Yacht and Hornblower. We recommend that the report discussion on the future marina should focus on providing these necessary supportive landside facilities for operators, large and small, who have licensed businesses.

Marina del Rey Slip Pricing and Vacancy Study

1. Page 1: Under "Key Findings of the Noble Consultants Report," the word "proposed" should precede "dry storages for smaller boats" in the last sentence of the first paragraph. This is important given the speculative nature of the two proposed dry storage facilities, which (as stated above under Item 11) still face considerable economic and entitlement challenges.
2. Page 8: Boat yards and other marina operators do not maintain vacancy to accommodate customers or for the purpose of other collateral uses. Other than minimal staging areas for haul out, all slips are rented to slip tenants and/or leased to sub-tenants.
3. Page 9: The difference between the so called "independently priced marinas" and other marinas seems to be overblown. It is our experience that all marina slips compete with all other marina slips based upon their individual

● Page 4

characteristics and amenities and not based upon whether there is a related upland business. This distinction should be further studied for its validity.

As an interested party to the redevelopment of Marina del Rey to serve our boating community and to enhance our recreational facilities, the Marina del Rey Lessees Association appreciates the independent study efforts that will assist in rebuilding our marinas to modern standards. We believe that these reports substantiate, to a large degree, what other studies have previously found, namely that Marina del Rey is in line with the marketplace and that the trend is to larger wet slips.

We look forward to working with the County as these studies move forward during the public review process.

Sincerely,

David O. Levine  
President

(letter transmitted by email)

**Paul Wong**

---

**From:** wl [ragazza@verizon.net]  
**Sent:** Monday, April 06, 2009 10:33 PM  
**To:** Paul Wong  
**Subject:** Comments to Draft Slip Pricing and Vacancy Report

To Whom it May Concern:

I would like to offer our household's comments regarding the issue of slip pricing in Marina Del Rey.

I have kept sailboats in the marina since 1986. Initially in the county's mast-up storage, and then subsequently in 1997 at the Marina Del Rey Hotel Marina.

Over the last 22 months, I have watched my current leaseholder, Almar, increase my rent by 39%. Has the CPI risen by that much? Have groceries increased by that much? Has anything (including salaries) increased by that much over such a short period of time? Why then, does the county allow this kind of price gouging?

The current proposed rate of \$477/mo for a 30' slip exceeds the costs for similar-sized slips in five other marinas both in MDR and in King Harbor. This is not fair-market pricing, but rather a means to force out the "Little guy" and replace him with more and more of the wealthy few who keep a boat as a business expense, and use it very little. Excess profiteering appears to be the other possible motive behind these increases. Have any of the prior four increases been used to upgrade this LA County asset? I haven't seen one change other than flowers in the bathrooms. The showers are still disgusting mildew-ridden spaces, and the docks are incredibly old and uneven.

Would the county consider leasing parts of Griffith Park, or developing condos at Dockweiler Beach? No, because these are public assets meant for the ENTIRE populace of LA County to enjoy. MDR should be viewed just the same. You can't put a price on the only county recreational boating area for millions of county residents. By allowing these unjustifiable increases, that is exactly what is happening.

Thank you for your time. I hope you'll strongly consider my views.

Sincerely,

Wesley and Lynda Little  
41163 Rimfield Dr  
Palmdale CA 93551

5/6/2009

**RAYMOND J FISHER**  
**13080 MINDANAO WAY #98**  
**MARINA DEL REY, CA. 90292**  
**TEL: (310) 823-4488 FAX (310) 823-8559**  
**E-Mail: raymondjfisher@gmail.com or ray@starbizmgmt.com**

Via mail  
 Via fax (31)821-6345

March 15, 2009

Santos H. Kreimann Director  
 Los Angeles County Beaches & Harbor  
 13837 Fiji Way  
 Marina Del Rey  
 California 90292

Department of Beaches and Harbors	Info	Act
	<div style="border: 1px solid black; padding: 2px; display: inline-block;">MAR 16 '09</div>	
	Director	
	Deputy Director	
	Executive Director	
	Executive Assistant	
	Secretary	
	Public Management	
	Public Planning Mgr	
	Public Safety Services	

Dear Mr Kreimann:

I had the "experience of" attending the meeting on Wednesday March 11, 2009 at Burton Chase Park. I had the opportunity to address you and the Board but unfortunately I feel I was not clear in precise on my "presentation" I had undergone a length MRI that day and was in pain & very tired.

I would like the opportunity to set forth in writing my points, evaluation, and comments in writing to be sure that my feelings and comments are of a more permanent record. I would firstly like to commend you with for your work in what seems to be a very difficult matter. I feel that you will most likely make some much needed changes and improvements as expeditiously as possible.

I have been a tenant of Marina Del Rey Hotel Slips since 1988. I have a 48ft Yacht and consider myself a "large boat owner" in fact I have been trying to purchase a larger boat (70" for a number of years).

I also feel that way to much attention is given to "small boat owners" It seems nothing gets done because of inaccurate outrage of small boat owners not being able to find a slip. I know for a fact there are always vacancies for small boat owners and in fact it seems now and your survey proves it. The small boat owner has more than enough availability. The large boat owner must be given some input and consideration in this matter

Page 2 of 2

March 15, 2009

Santos H. Krelmann Director

When I first rented my slip at the Hotel (1988) I was told that the slips would be substantially improved or replaced within a couple of years. Quite honestly not only has **NOTHING** been done but the slips are now almost dangerous. What adds "insult to injury" is that my slip rents have increases by an enormous amount since inception and **NOW** I have been advised of another 16% plus increase. I was mistakenly patient from 1988 thru 2000 for improvements or replacement. However when Almar Management, Inc. took over a few years ago the increase started again with **AGAIN** the assurance of new docks.

What I am upset is that, they/you can increase the rent stating they will be replacing the docks **OR** replacing the docks **THEN** raising the rent. **YOU CANNOT DO BOTH!!!!!!**

I have had a number of conversations with Jim Hayes the V.P. of operations for Almar who seems to be also frustrated and get the feeling that their "hands are tied" as they need approval from the County. If this is true and based on the meeting last week I must make you aware the County is jeopardizing a major asset in income revenue and tourist appeal in a major way. Its time to make this marina the "showcase" it should be. This alone will substantially increase revenues for the County. I am getting the feeling and taking to other boaters they are getting tired of "nothing being done" for 20 years and will either move their boat to another marina or possibly give up boating.

As now a retired accountant /business manager, while I appreciate the "survey" I find that it only gives an indication of the status. As an accountant I have many times been asked the question. What is two plus two? My answer is "what do you want it to be! I find that the survey should have made adjustments for Newport as it is a very affluent area plus it should include San Diego area due to substantial amount of docks, slips & boats. Also San Francisco area is not compatible and should be eliminated.

Lastly I would like to offer my services, (obviously gratis) to assist in this seems to be a "monumental task" I have many contacts City, County & Federal that maybe of some assistance in this matter. Maybe some of the promised "stimulus monies" that we all need can be used to expedite this matter.

Respectfully submitted

Raymond J Fisher

**Paul Wong**

---

**From:** andy bessette [bessette\_andy@yahoo.com]  
**Sent:** Wednesday, April 22, 2009 10:05 AM  
**To:** Paul Wong  
**Subject:** slip size and pricing studies  
**Follow Up Flag:** Follow up  
**Flag Status:** Red

Hello Paul,

following are my comments regarding the recent slip size and pricing studies:

These studies are a complete fabrication, ordered virtually word-for-word by the developers, purposely laden with misinformation, erroneous data and conclusions, their principle intent being to mislead the public and lend credence to the county's pitiful planning, cover-up their price gouging, and hide the decimation of small boat slips and the gentrification of this marina. The pricing study does not represent what is now being paid by slip renters, but has been created to increase the lessees' property values and force out the boaters of normal or modest means.

The sizing study has been written to deliberately hide the true numbers of slips lost due to the developers' land-grabbing of the related boat-owner parking; to disguise the county's failure to honestly manage this marina; and to glorify the developers' rapacious redevelopment plans. In a word, it shows to what lengths the county is willing to stoop...in their desperation for money. And it showcases the level of corruption which has become "acceptable" to the leaders of our unfortunate community, and their indifference to the needs of the boaters for whom the marina was built.

Shame on you all.

Respectfully,

Andy Bessette  
Marina Boatowners Association

5/6/2009





*To enrich lives through effective and caring service*



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

May 4, 2009

Mr. Gregory F. Schem, Managing Director  
Harbor Real Estate, L.P.  
13555 Fiji Way  
Marina Del Rey, CA 90292

**COMMENTS REGARDING MARINA DEL REY SLIP SIZING STUDY  
AND MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

Dear Mr. Schem:

We are in receipt of your e-mail setting forth your comments regarding the Marina Del Rey Slip Sizing Study and the Marina Del Rey Slip Pricing and Vacancy Study. We have reviewed your comments and have forwarded them to our consultants for their review. If our consultants find the data and information you provided to us useful, they will include it in the studies. Also, we intend to request our consultants to attach your comments to the studies as an exhibit.

Thank you for your input.

Very truly yours,

SANTOS H. KREIMANN, DIRECTOR

Paul Wong, Chief  
Asset Management Division



*To enrich lives through effective and caring service*



Santos H. Krelmann  
Director

Kerry Silverstrom  
Chief Deputy

May 4, 2009

Mr. David O. Levine, President  
Marina Del Rey Lessees Association  
c/o Mr. Timothy C. Riley, Executive Director  
8537 Wakefield Avenue  
Panorama City, CA 91402

**COMMENTS REGARDING MARINA DEL REY SLIP SIZING STUDY  
AND MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

Dear Mr. Levine:

We are in receipt of your April 21, 2009, letter setting forth your comments, questions, and suggestions regarding the Marina Del Rey Slip Sizing Study and the Marina Del Rey Slip Pricing and Vacancy Study. We have reviewed your data, comments, and suggestions and have forwarded them to our consultants for their review. If our consultants find the data and information you provided to us useful, they will include it in the studies. Also, we intend to request the consultants to attach your comments to the studies as an exhibit.

Thank you for your input.

Very truly yours,

SANTOS H. KRELMANN, DIRECTOR

Paul Wong, Chief  
Asset Management Division



*To enrich lives through effective and caring service*



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

May 4, 2009

Mr. Wesley Little and Mrs. Lynda Little  
41163 Rimfield Drive  
Palmdale, CA 93551

**COMMENTS REGARDING MARINA DEL REY SLIP SIZING STUDY  
AND MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

Dear Mr. and Mrs. Little:

Thank you for submitting comments regarding the Marina Del Rey Slip Sizing Study and the Marina Del Rey Slip Pricing and Vacancy Study. We appreciate your participation in the public comments portion of the two above-mentioned studies. We intend to request the consultants to attach your comments to the studies as an exhibit. Your specific concerns regarding your slip fee increase were addressed in a separate letter sent to you on March 26, 2009.

Thank you for your input.

Very truly yours,

SANTOS H. KREIMANN, DIRECTOR

Paul Wong, Chief  
Asset Management Division



*To enrich lives through effective and caring service*



Santos H. Kreimann  
Director

Kerry Silverstrom  
Chief Deputy

May 4, 2009

Mr. Raymond J. Fisher  
13080 Mindanao #98  
Marina Del Rey, CA 90292

**COMMENTS REGARDING MARINA DEL REY SLIP SIZING STUDY  
AND MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

Dear Mr. Fisher:

Thank you for your participation with the public review portion of the two above-mentioned studies. Specifically, we appreciate you for coming to the March 11, 2009, meeting and for your March 15, 2009, letter setting forth your comments regarding the Marina Del Rey Slip Sizing Study and the Marina Del Rey Slip Pricing and Vacancy Study. It is very important for us to hear from the public, and we appreciate individuals like you who take the time to come forward with comments.

We intend to request our consultants to attach your comments set forth in your letter as an exhibit to the studies. Thank you again for your participation.

Very truly yours,

SANTOS H. KREIMANN, DIRECTOR

Paul Wong, Chief  
Asset Management Division

**Paul Wong**

**From:** Paul Wong  
**Sent:** Wednesday, May 06, 2009 7:53 AM  
**To:** 'andy bessette'  
**Subject:** RE: slip size and pricing studies

Hello, Andy:

We have received your comments regarding the Marina del Rey Slip Sizing Study and the Marina del Rey Slip Pricing and Vacancy Study. We intend to request the consultants to attach your comments to the studies as an exhibit.

Paul Wong  
(310) 305-9512

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**From:** andy bessette [mailto:bessette\_andy@yahoo.com]  
**Sent:** Wednesday, April 22, 2009 10:05 AM  
**To:** Paul Wong  
**Subject:** slip size and pricing studies

Hello Paul,

following are my comments regarding the recent slip size and pricing studies:

These studies are a complete fabrication, ordered virtually word-for-word by the developers, purposely laden with misinformation, erroneous data and conclusions, their principle intent being to mislead the public and lend credence to the county's pitiful planning, cover-up their price gouging, and hide the decimation of small boat slips and the gentrification of this marina. The pricing study does not represent what is now being paid by slip renters, but has been created to increase the lessees' property values and force out the boaters of normal or modest means.

The sizing study has been written to deliberately hide the true numbers of slips lost due to the developers' land-grabbing of the related boat-owner parking; to disguise the county's failure to honestly manage this marina; and to glorify the developers' rapacious redevelopment plans. In a word, it shows to what lengths the county is willing to stoop...in their desperation for money. And it showcases the level of corruption which has become "acceptable" to the leaders of our unfortunate community, and their indifference to the needs of the boaters for whom the marina was built.

Shame on you all.

Respectfully,

Andy Bessette  
Marina Boatowners Association

5/6/2009



**Allan D. Kotin & Associates**

Real Estate Consulting for Public Private Joint Ventures  
949 S. Hope Street, Suite 200, Los Angeles, CA 90015

310.820.0900  
213.623.3841  
Fax 213.623.4231

[akotin@adkotin.com](mailto:akotin@adkotin.com)

## **APPENDIX D: RESPONSE TO PUBLIC COMMENTS ON MARINA DEL REY SLIP PRICING AND VACANCY STUDY**

On March 24, 2009 Los Angeles County Department of Beaches and Harbors ("DBH") released a draft of Allan D. Kotin & Associates ("ADK&A") Draft Marina del Rey Slip Pricing and Vacancy Study ("Study") for public review and comment. DBH received five written comments from various Marina del Rey stakeholders and provided these comments to ADK&A for review. The following outlines specific responses to public comments provided to ADK&A followed by a summary of the limited changes made to the Study. The full text of public comments along with DBH's response to each is also included at the end of Appendix D.

### **RESPONSE TO COMMENTS**

**Marina del Rey Lessees Association** – The Lessees Association provided three comments to ADK&A's Study:

1. Page 1: Under "key Findings of the Noble Consultants Report," the word "proposed" should precede "dry storage for smaller boats" in the last sentence of the first paragraph.

**Response:** ADK&A has corrected the Study to reflect this proposed change.

2. Page 8: Boat yards and other marina operators do not maintain vacancy to accommodate customers or for the purpose of other collateral uses. Other than minimal staging areas for haul out, all slips are rented to slip tenants and/or leased to sub-tenants.

**Response:** See combined response below.

3. Page 9: The difference between so called "independently priced marinas" and other marinas seems to be overblown. It is our experience that all marina slips compete with all other marina slips based upon their individual characteristics and amenities and not based upon whether there is a related upland business. This distinction should be further studied for its validity.

**Response:** Fully respecting the comments offered, the fact remains that there necessarily must be some differences in priorities between the independently priced marinas operated for no other purpose than to generate revenues from slip occupancy and adjacency affected marinas which are operated as part of business with other activities and profit sources. ADK&A is not comfortable lumping the two groups together because it seems likely that the price setting and occupancy patterns may in some way be affected in by other priorities.

More importantly, the fact that ADK&A chose to segregate the two groups has no material effect on the results or conclusions drawn from the Study. Appendix A shows that the



## MARINA DEL REY SLIP PRICING AND VACANCY STUDY – APPENDIX D

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adjacency affected slip pricing trends are very similar to those observed in independently priced slips and Appendix C shows the similarity of vacancy trends between the two groups.

**Mr. Gregory F. Schem** – Mr. Schem also provided three comments to ADK&A's Study. Mr. Schem's comments are nearly identical to the Marina del Rey Lessees Association comments above and are addressed by the above responses.

**Mr. Andy Bessette** – Mr. Bessette provided general comments questioning the independence of the Study.

*Response:* The issue of ADK&A's independence was discussed at some length in the public meeting.

**Mr. Raymond J. Fisher** – Mr. Fisher provided general comments concerning the legitimacy of slip pricing increases in Marina del Rey.

*Response:* See combined response below.

**Mrs. Lynda and Mr. Wesley Little** – Mr. and Mrs. Little provided general comments concerning the legitimacy of slip pricing increases in Marina del Rey.

*Response:* Assessing the legitimacy of slip price increases is not the purpose of the ADK&A Study. The purpose of the Study is to report what slip pricing is and how it has changed over time, not whether or not the changes in pricing are justified.

## CHANGES TO THE REPORT

As mentioned above, limited changes were made to the Study; those changes are spelled out in detail below. Also attached for your reference is a redline of the revised report, which tracks the changes from the draft report dated 3/16/09 to the revised version dated 5/7/09.

1. The label at the bottom of the cover page, which read " FINAL DRAFT FOR PUBLIC REVIEW – SUBJECT TO CHANGE" has been removed.
2. A footnote was added to page 1, which notes that, "A draft of this report was circulated on March 24, 2009. In response to comments made on the draft, only minor typographical corrections were made in the document. Comments expressing disagreement with judgments in the document or dissatisfaction with related county policies are addressed in the Addendum, Appendix D." *Note also that the vacancy and pricing data in the report has not*



## MARINA DEL REY SLIP PRICING AND VACANCY STUDY – APPENDIX D

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*been updated, and the original March release date is unchanged.*

3. On page 1, the last sentence of the first paragraph under the heading “ Key Findings of the Noble Consultants Report” was changed to include the word “proposed” before “dry storages for smaller boats.”
4. The Cabrillo Marina slip distribution in Exhibit 5 on page 9 has been changed to reflect a correction that DBH received from Kevin Ketchum. Mt. Ketchum acknowledged that the initial error may well have been the result of incorrect information provided to the survey by his personnel. This table is derived from Appendix B, which was updated to reflect this change.
5. A footnote was added to page 9 explaining the update of Exhibit 5.
6. On page 20, the last sentence of the report was changed to read, “except for the Dana West Marina which was up 3.3% last fall.” In the previous version it read “off” instead of “up.” A footnote was also added, which notes that this was, “As of February 2009 when data was collected (not updated).” *Note: this qualification is critical insofar as there has been a general increase in vacancy and some decline in rates since the date of the survey as a consequence of the general downturn in the economy.*
7. Changed the filename to cite the updated version of the file towards the bottom of page 20 for reference.





*To enrich lives through effective and caring service*

July 1, 2009



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

TO: Small Craft Harbor Commission  
FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director

**SUBJECT: ITEM 4b – DOCK RECONFIGURATION PLAN FOR CHACE PARK PENINSULA**

The Dock Reconfiguration Plan for Chace Park Peninsula was on your Commission's May 13, 2009 agenda. Although your Commission decided at that meeting to hold the item for discussion in June, the public was given the opportunity to comment, and a number of people spoke on the matter. The item was again placed on the Commission's June 10 agenda, but was held over to your July meeting due to the lack of a quorum.

As a reminder, this dock reconfiguration plan includes the water area of Parcels EE (Chace Park), 45 (waterside area to be acquired from Parcel 44 lessee), 47 (former Santa Monica Windjammers Yacht Club docks), 48 (The Boathouse), 77, and 49 (launch ramp docks). All of the existing docks are to be replaced with new modern concrete docks in a phased replacement program to be carried out over several years. Due to the poor condition of the existing slips, the first phase will begin with the westerly end of Parcel 47 and continue in phases to the easterly end of Parcel 45, with the current slips at Parcels EE, 48 and 77 to follow. Timing for reconstruction of the launch ramps at Parcel 49 is contingent on funding, which is presently being pursued.

Parcels 45 and 47 currently contain 332 slips, 110 of which are in double slips (55 double slips), and have an average slip size of 27.33 feet. The proposed plan increases the average slip size to 37 feet and reduces the number of slips to 188 slips, resulting in a loss of 144 smaller slips. This loss of slips can be attributed to a number of factors, including increased access as required by the Americans with Disability Act; wider slip widths and fairways as required by the Department of Boating and Waterways; and the fact that nearly all of the slips in Parcel 45 are 30 feet and under, with most of these slips configured as obsolete double slips. These factors have caused the loss of slips, as well as the loss of one dock each in both Parcel 45 and Parcel 47.

The County-operated transient slips in Parcel EE will be reconfigured and expanded from 23 existing slips to thirty 32-foot slips, 12 of which will be located on the adjacent Parcel 48 and are currently only available to the Department and the Sea Scouts. Also, there will be an additional fourteen 57-foot slips available at Parcel EE for month-to-month use in the future. An additional 190 feet of side tie dock space will be added at

Parcel EE for a total of 550 feet, which will be used to accommodate larger transient boats and summer season WaterBus docking. At Parcel 48, a 140-foot side tie dock will be available for four-hour transient use and another 142-foot side tie will be available for other purposes.

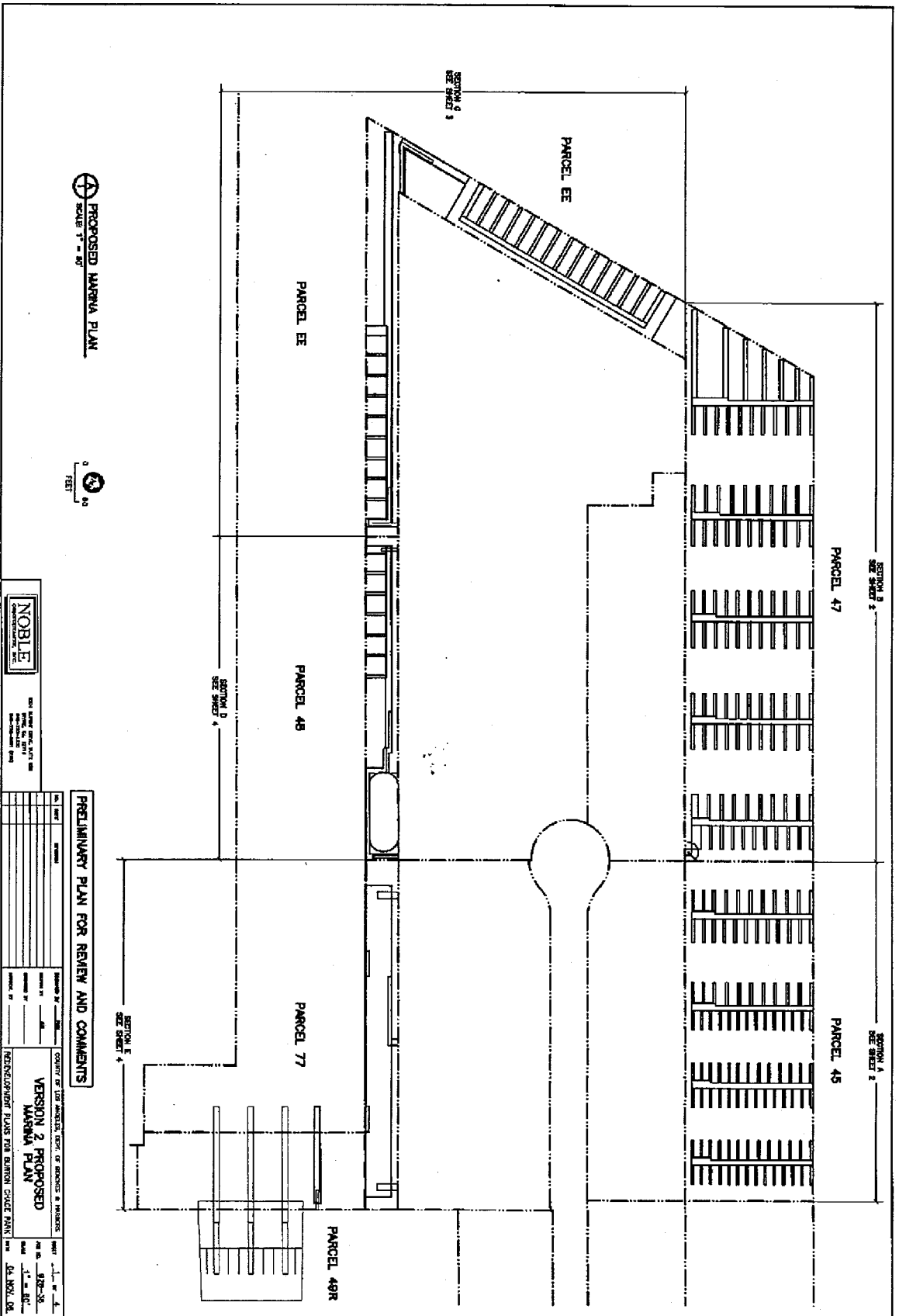
Parcel 77 originally had fourteen 28-foot slips that were removed over ten years ago, well before the County gained control of the parcel; the one remaining dock will be replaced with a 485-foot floating dock that can store up to 20 rowing shells from 25 feet to 65 feet long and 162 small boats up to 18 feet long in a system of racks built on the dock, which will allow for easy launching and retrieval. This space will be available for both public month-to-month use and Department program use.

Finally, the Department proposes to add a fourth dock at the Parcel 49 launch ramp that can be used as a dinghy dock or a staging dock.

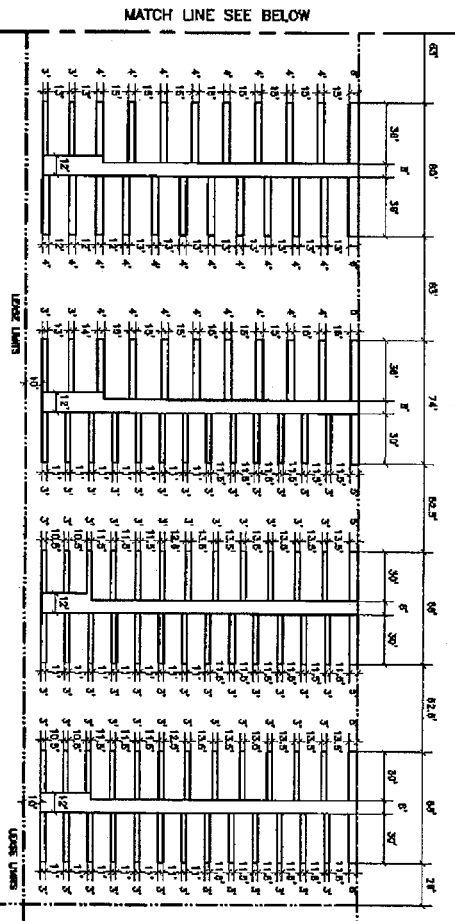
We request that your Commission find that the proposed dock configuration plan for Chace Park peninsula is in conformance with the recommendations as set forth in the Slip Sizing Study report and that it is an appropriate plan that provides slips for small, medium and large boats, expands the transient dock capacity, and expands affordable boating uses in the Marina, including increased capacity for rowing and personal water craft.

SHK:ks

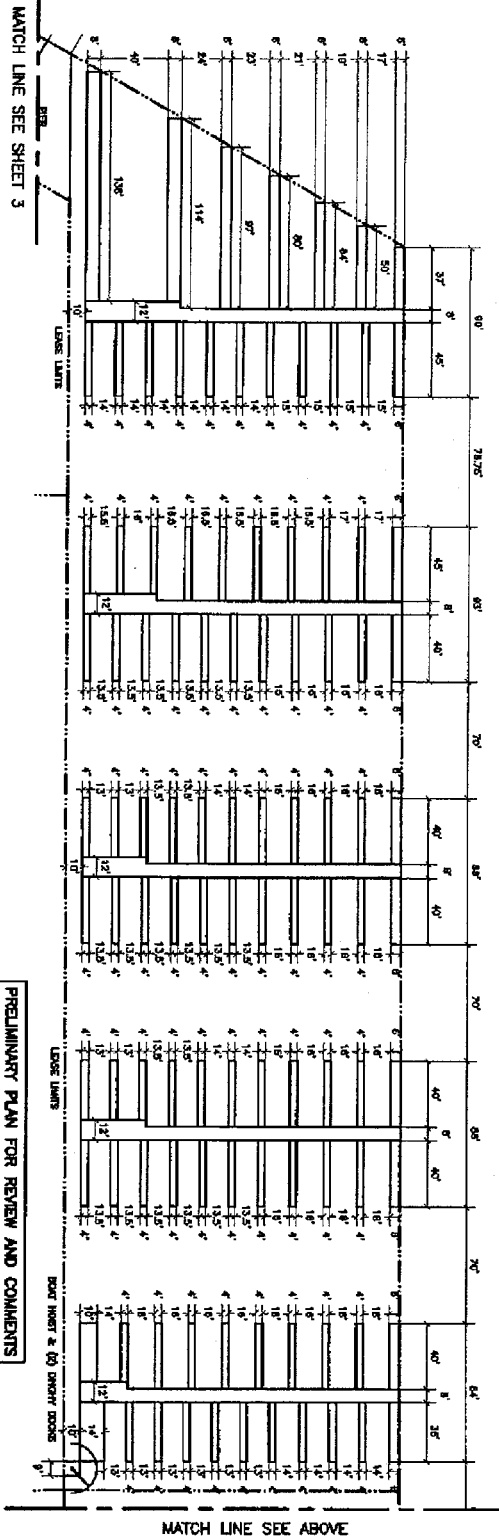
Exhibit (1)



**SECTION A**  
SCALE 1" = 30'



**SECTION B**  
BOULE 1" = 30'



**PRELIMINARY PLAN FOR REVIEW AND COMMENTS**

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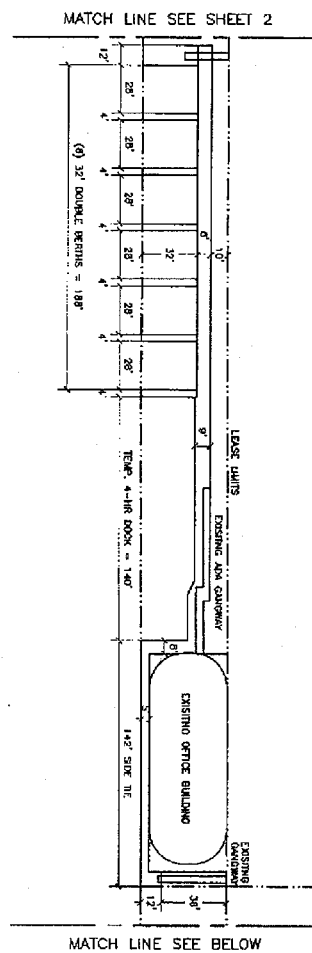
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VERSION 2 PROPOSED  
MARINA DETAILS

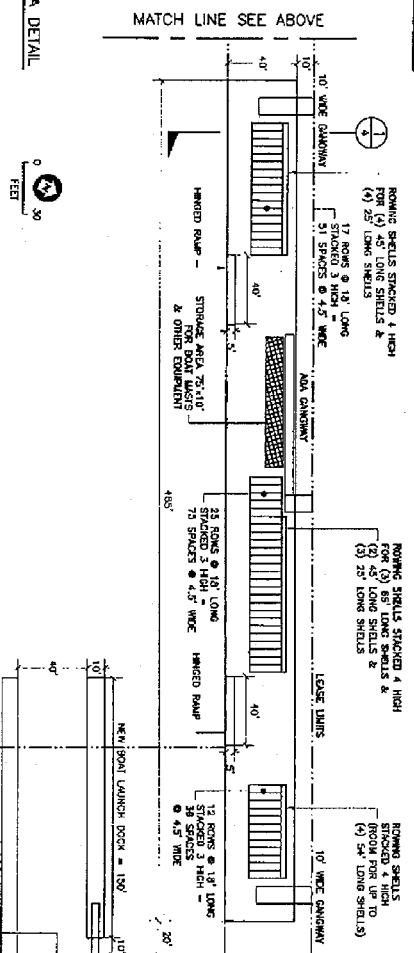
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GRADE	1 <sup>st</sup> = 30 <sup>th</sup>



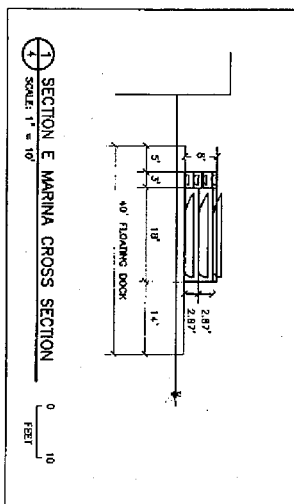
**SECTION D PROPOSED MARINA DETAIL**  
SCALE: 1" = 30'



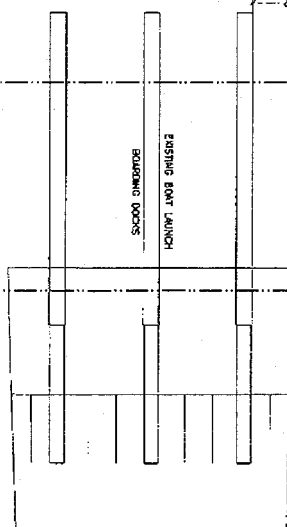
**B** SECTION E PROPOSED MARINA DETAIL  
**4** SCALE: 1" = 30'



SECTION E MARINA CROSS SECTION



## PRELIMINARY PLAN FOR REVIEW AND COMMENTS





*To enrich lives through effective and caring service*

July 1, 2009



**Santos H. Kreimann**

Director

**Kerry Silverstrom**

Chief Deputy

TO: Small Craft Harbor Commission

FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director

SUBJECT: **AGENDA ITEM 5a – 2009 DEPARTMENTAL FEE REVISIONS AND NEW FEES**

Item 5a on your agenda pertains to our recommendations that the Board of Supervisors approve Departmental fee increases and new fees. Relevant Marina fees proposed for increases based upon recent surveys and cost analyses are:

Parking fees, which were last raised in 2004;

Chace Park community building and group picnic area fees, last raised in 1995 and 1990, respectively;

Guest dock fees, last raised in 1985;

Mast-up and dinghy storage fees, as well as rowing storage fees, the former two last increased in 1989 and the latter one increased in 1995;

Bicycle storage fees, last increased in 1983;

Kayaking and surf kayaking class/tour fees, increased one year ago but needing a further increase to more closely cover the cost of the program; and

Various other miscellaneous fees, including deposits and permit fees.

New fees include a wedding ceremony fee, as well as various miscellaneous fees, such as cancellation, late check-out, set-up, cleanup, audio visual rental, and storage fees and deposits.

The increased fees and new fees will be utilized to fund operating costs, cover revenue shortfalls, or offset future budget curtailments as needed. More information about the increased fees and new fees is provided in the attached Board letter, which will be considered in a public hearing at the Board's July 28, 2009 meeting.

We respectfully request your Commission's endorsement of the Department's recommendations. Our staff will be available at your meeting to discuss the attached Board letter and answer any questions you might have.

SHK:ks

Attachment (1)



*To enrich lives through effective and caring service*

July 28, 2009



**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**2009 DEPARTMENTAL FEE REVISIONS AND NEW FEES - DEPARTMENT OF  
BEACHES AND HARBORS  
MARINA DEL REY AND COUNTY-OWNED AND/OR OPERATED BEACHES  
(SUPERVISORIAL DISTRICTS 3 AND 4)  
(3 VOTES)**

**SUBJECT**

Request to approve revisions to fees and implement new fees charged by the Department of Beaches and Harbors, for facilities and services provided at Marina del Rey and County-owned and/or operated beaches, effective September 1, 2009, except for the parking fees, which will become effective upon Coastal Commission approval. Changes to the fees and the implementation of new fees are warranted and appropriate based on comprehensive review, fee studies and cost analyses of services provided by the Department of Beaches and Harbors.

**IT IS RECOMMENDED THAT YOUR BOARD AFTER THE PUBLIC HEARING:**

1. Find that these actions are exempt from the provisions of the California Environmental Quality Act pursuant to Public Resources Code Section 21080(b)(8).
2. Adopt a resolution approving the Department of Beaches and Harbors' new and increased fees, effective September 1, 2009, except for new and increased parking fees, which will become effective upon Coastal Commission approval, estimated for October 1, 2009 implementation.
3. Authorize the Director of Beaches and Harbors or his designated representative to adjust parking fees after considering customer use or to make necessary public accommodations, not to exceed the maximum Board of Supervisors-approved fees.



### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

Approval of the attached resolution (Attachment A) will allow the Department of Beaches and Harbors (Department) to adjust fees as outlined in Attachment B, 2009 Fee Revisions and New Fees.

The Department has completed a comprehensive review of the fees it charges for services. Recent surveys and cost analyses indicate that adjustments to these fees are warranted and appropriate. Additionally, fees need to be authorized for new services. A schedule of these fees, including current and proposed fees, is included as Attachment B.

The Department also recommends that your Board allow parking fees to be adjusted as necessary after considering customer use, not to exceed the Board-approved fees. For example, the Department would be able to charge reduced morning and evening rates at beach parking lots where only one daily rate is identified.

### **Implementation of Strategic Plan Goals**

This action supports and furthers the Strategic Plan Goals of Operational Effectiveness (Goal 1), by strengthening the County of Los Angeles' fiscal capacity through increased revenue and recovery of a portion of the costs of the services provided, and Community and Municipal Services (Goal 3), by enabling the Department to continue to provide the general public with high quality beach and recreational services.

### **FISCAL IMPACT/FINANCING**

The recommended actions will result in an estimated net revenue increase of \$1,348,000 in FY 2009-10, which will be utilized to fund operating costs, cover revenue shortfalls, or offset future curtailments as needed. This amount is prorated for FY 2009-10 based on a September 1, 2009 implementation date for all fees except new and increased parking fees, which are estimated for implementation on October 1, 2009. In future years, the recommended actions will result in an estimated net revenue increase of \$2,316,000 annually.

### **Operating Budget Impact**

The recommended actions will increase the Department's beach operating revenue by an estimated \$1,023,000 and the Marina del Rey (Marina) operating revenue by an estimated \$325,000 in FY 2009-10. These increases will be included in the Department's FY 2009-10 Supplemental Changes request.

## **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

Fees that are recommended for increase are detailed in Attachment B and are divided between parking, recreational and administrative fees. More detailed information for certain fees/category of fees is included below.

### **PARKING FEES**

The parking fees in Attachment B are divided between summer and winter rates; summer rates are effective the Saturday before Memorial Day through the last Sunday of September.

#### **Beach and Marina Parking Lots**

The Department operates 30 parking lots, including 17 beach parking lots and 13 Marina parking lots. Parking fees for beach and Marina parking lots were last increased in 2004 and require adjustment to align the County's fees with those charged at other parking lots in the vicinity.

The proposed Marina parking fees are per entry, per 24-hour period; parking customers can park for more than 24 hours in Marina parking lots with the payment of appropriate fees for each 24-hour period. Stays over 48 hours require registration. Beach parking fees are per entry, per day, as overnight parking is not allowed at beach parking lots. Recreational vehicles and buses are required to pay twice and three times the approved daily rate, respectively, when parking at the beaches and Marina.

An annual pass is available for use at the Grand Avenue and White Point parking lots only. The annual pass is not valid before 4:00 p.m. on weekends and holidays from Memorial Day through Labor Day.

Meters are installed at select beach parking lots for short-term use.

### **RECREATIONAL FEES**

#### **Dockweiler RV Park**

The Recreational Vehicle (RV) Park includes 117 spaces that are equipped with full electricity, water and sewage hook-ups to accommodate RVs up to 37 feet in length. Other RV Park amenities include picnic tables, laundry facilities and hot showers. At the RV

Park, visitors can enjoy beachfront views, use the fire pits on the beach, hang glide off nearby bluffs, or bike along the 22-mile South Bay Bicycle Trail. It is recommended that the rates for full hook-ups at the RV Park spaces be increased to bring the fees in line with the rates charged by comparable facilities.

It is also recommended that an additional holiday charge be established for the Memorial Day, Fourth of July and Labor Day holidays. The additional holiday charge is to be in effect three days prior to and three days following the holidays, with a three-day minimum reservation required. In addition, it is recommended that a late check-out fee be established to strengthen RV Park controls over RVs that do not vacate by the required check-out time.

#### Room Rental

The Department has three indoor facilities with rooms available for public use: Chace Park Community Building; The Boathouse at Chace Park; and the Dockweiler Youth Center, which is scheduled to open in September 2009. It is recommended that room rental rates be increased to bring them in line with rates charged by comparable facilities.

#### Cleaning Fee/Set Up Fee

Currently, the Department does not charge the public when its facilities are not left clean by the public. It is recommended that a new cleaning fee be established to allow the Department to recover its labor costs. This fee will be reasonably deducted from the security deposit when Department staff is required to clean the facility.

#### Wedding Package

It is recommended that a new wedding fee be established for use at Chace Park and the Dockweiler Youth Center. The \$500 fee will be instituted when a wedding ceremony is scheduled at either of these two locations and will be inclusive of the permit fee, the set-up of up to 50 chairs and two tables for flowers and guest book or other ceremony paraphernalia, and clean-up after the event. If a reception is also to be held, our gross receipts fee on the reception costs would apply.

#### Kayaking Class/Tour

The Department provides two kayaking classes, Harbor Kayaking and Surf Kayaking. The two-hour Harbor Kayaking class begins with Los Angeles County Lifeguard kayak and water safety instruction and then allows participants to enjoy the Marina's basins. The

three-hour Surf Kayaking class provides participants the opportunity to kayak through the Marina harbor and head out to the North Jetty, where participants surf the waves aboard sit-on-top kayaks. It is recommended that a kayaking class registration fee be increased to cover the cost of the classes.

#### The WATER Program

The Water Awareness, Training, Education and Recreation (WATER) Program is a youth outreach program with the goal to educate the County's youth in organized activities that provide skills, knowledge, and personal experiences in ocean and beach safety. Special effort is made to recruit youth with limited access or opportunities to engage in harbor and beach activities.

The Department offers four WATER programs: Sailing Camp, Surf Camp, Dolphin Camp, and Ocean Sports Camp. The cost to operate the various programs, including personnel and supplies, has increased an average of 10% each year over the past five years. The Department's current marketing agreement with Verizon subsidizes most program costs; however, an additional subsidy by the Department is necessary to maintain current service levels and to offer financial aid to families when needed. The Department uses the same financial aid standards as the Department of Public Social Services' Food Stamps Eligibility Guidelines. The cost to operate the WATER Program in 2007-08 was \$808,567, with program fee collections of \$34,912 and marketing program subsidies of \$520,000.

Program fees were increased for the first time last year, and it is recommended that the fees continue to be increased incrementally to bring them in line with Consumer Price Index increases to alleviate continued increased program costs, while continuing to ensure the programs remain affordable with financial aid available when needed.

#### **ADMINISTRATIVE FEES**

It is recommended that various administrative fees be increased or established to assist in recovering the Department's cost to perform these services.

#### Public Hearing Requirements

Public hearing notice requirements of Government Code Section 6062a have been satisfied, and public hearing requirements of Government Code Section 66018 for fee increases and new fees will be satisfied by this action.

The Department will present its recommended parking fee increases to the Small Craft

The Honorable Board of Supervisors  
July 28, 2009  
Page 6

Harbor Commission and Beach Commission at their respective meetings on July 8, 2009 and July 22, 2009. The outcome of these meetings will be reported to your Board prior to your consideration of this item. The Department must also obtain Coastal Commission approval prior to instituting the parking fees approved by your Board.

**ENVIRONMENTAL DOCUMENTATION**

The proposed fee changes and new fees are statutorily exempt from the provisions of the California Environmental Quality Act pursuant to Public Resources Code section 21080(b)(8), upon your Board's finding that such fees are necessary to meet operating expenses, including employee salaries and benefits and/or necessary supply, equipment and material costs.

**IMPACT ON CURRENT SERVICES (OR PROJECTS)**

The fee increases and new fees are not expected to have a significant impact on the use of affected facilities or services.

**CONCLUSION**

Please instruct the Executive Officer to send three copies of the adopted stamped letter to the Department of Beaches and Harbors.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Santos H. Kreimann', with a stylized flourish at the end.

SANTOS H. KREIMANN  
Director

SHK:ks

Attachments (12)

c: Chief Executive Officer  
Acting County Counsel  
Executive Officer, Board of Supervisors

## **ATTACHMENT A**

### **RESOLUTION APPROVING VARIOUS INCREASED AND NEW FEES FOR BEACHES AND HARBORS PROGRAMS**

WHEREAS, Los Angeles County ("County"), through its Department of Beaches and Harbors ("DBH"), has completed a comprehensive review of DBH fees charged for services at its facilities and proposed new fees;

WHEREAS, recent surveys and cost analyses indicate that adjustments to existing DBH fees and the proposed new fees are warranted for cost-recovery purposes;

WHEREAS, a review of the new fees and proposed fee increases finds these new fees and fee increases to be appropriate;

WHEREAS, these new fees and proposed fee increases do not exceed the cost of the services provided by the County and will help offset operating costs;

WHEREAS, it is in the County's interest to maintain the high standards expected by the public at DBH facilities;

WHEREAS, the additional funding is in the public interest and welfare;

WHEREAS, pursuant to California Government Code section 50402, the County has the authority to charge for use of park and recreational facilities and services it offers at these facilities as may be provided by resolution of the governing body; and

WHEREAS, the County has conducted a noticed public hearing on the new fees and proposed fee increases pursuant to Government Code section 66018.

NOW THEREFORE BE IT RESOLVED by the Board of Supervisors of the County of Los Angeles, State of California, as follows:

The Los Angeles County Department of Beaches and Harbors may make the adjustments to the fees it charges at its facilities and implement new fees.

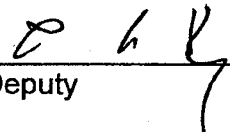
The foregoing resolution was adopted on the \_\_\_\_\_ day of \_\_\_\_\_, 2009, by the Board of Supervisors of the County of Los Angeles and ex-officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts.

SACHI A. HAMAI, Executive Officer-Clerk  
of the Board of Supervisors of the County of  
Los Angeles

By: \_\_\_\_\_  
Deputy

APPROVED AS TO FORM:

ROBERT A. KALUNIAN  
Acting County Counsel

By:  \_\_\_\_\_  
Deputy

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE		LAST CHANGED	PROPOSED FEE		SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
PARKING FEES							
Beach Parking Lots	SUMMER	WINTER		SUMMER	WINTER		
White Point Weekends Weekdays Meters	\$7.00 \$7.00 \$0.25/15 min	\$6.00 \$6.00 \$0.25/15 min		\$10.00 \$8.00 \$0.25/10 min	\$8.00 No Change \$0.25/10 min		\$18,712
Torrance Weekends/Holidays 6 a.m. to 9 a.m. 9 a.m. to 6 p.m. Weekdays	\$6.00 \$6.00 \$2.00	\$2.00 \$5.00 \$1.00		\$7.00 \$7.00 \$3.00	\$3.00 \$6.00 \$2.00		\$58,917
Dockweiler/Grand Ave. & Bluff Weekends Weekdays	\$7.00 \$7.00	\$5.00 \$5.00	4/6/2004	\$10.00 \$8.00	\$8.00 \$6.00	Attachment C	\$77,053
62 <sup>nd</sup> Avenue Meters Dockweiler/Imperial Weekends Weekdays	\$0.25/15 min \$7.00 \$7.00	\$0.25/15 min \$5.00 \$5.00		\$0.25/10 min	\$0.25/10 min \$8.00 \$6.00		\$186,900
Washington Blvd., Rose Avenue & Venice Weekends/Holidays 6 a.m. to 9 a.m. 9 a.m. to 5 p.m. 5 p.m. to Close	\$6.00 \$10.00 \$5.00	\$4.00 \$7.00 \$4.00		\$7.00 \$15.00 \$6.00	\$5.00 \$9.00 \$5.00		\$528,877



Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE		LAST CHANGED	PROPOSED FEE		SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
	SUMMER	WINTER		SUMMER	WINTER		
<b>Beach Parking Lots</b>							
Weekdays							
6 a.m. to 9 a.m.	\$4.00	\$3.00		\$5.00	\$4.00		
9 a.m. to 5 p.m.	\$7.00	\$5.00		\$9.00	\$6.00		
5 p.m. to Close	\$4.00	\$3.00		\$5.00	\$4.00		
<b>Will Rogers 1</b>							
Weekends/Holidays							
6 a.m. to 9 a.m.	\$6.00	\$4.00		\$7.00	\$5.00		
9 a.m. to 5 p.m.	\$10.00	\$7.00		\$12.00	\$9.00		
5 p.m. to Close	\$5.00	\$4.00		\$6.00	\$5.00		
Weekdays							
6 a.m. to 9 a.m.	\$4.00	\$3.00		\$5.00	\$4.00		
9 a.m. to 5 p.m.	\$7.00	\$5.00		\$9.00	\$6.00		
5 p.m. to Close	\$4.00	\$3.00		\$5.00	\$4.00		
<b>Will Rogers 3</b>			4/6/2004			Attachment C	\$21,305
Weekends/Holidays							
6 a.m. to 9 a.m.	\$6.00	\$3.00		\$7.00	\$5.00		
9 a.m. to 5 p.m.	\$10.00	\$7.00		\$12.00	\$9.00		
5 p.m. to Close	\$5.00	\$3.00		\$6.00	\$5.00		
Weekdays							
6 a.m. to 9 a.m.	\$3.00	\$3.00		\$5.00	\$4.00		
9 a.m. to 5 p.m.	\$7.00	\$5.00		\$9.00	\$6.00		
5 p.m. to Close	\$3.00	\$3.00		\$5.00	\$4.00		
Meters	\$0.25/15 min	\$0.25/15 min		\$0.25/10 min	\$0.25/10 min		
<b>Will Rogers 5</b>							
Weekends	\$7.00	\$5.00		\$10.00	\$8.00		
Weekdays	\$7.00	\$5.00		\$8.00	\$6.00		
Meters	New Fee	New Fee		\$0.25/10 min	\$0.25/10 min		\$791

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE		LAST CHANGED	PROPOSED FEE		SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE		
Beach Parking Lots	SUMMER	WINTER		SUMMER	WINTER				
Topanga/Surfrider/Pt. Dume Weekends	\$7.00	\$5.00	4/6/2004	\$10.00	\$8.00	Attachment C	\$85,278		
Weekdays	\$7.00	\$5.00		\$8.00	\$6.00				
Zuma Beach Weekends	\$7.00	\$6.00		\$10.00	\$8.00		No Change \$0.25/10 min	\$139,929	
Weekdays	\$7.00	\$6.00		\$8.00	\$6.00				
Meters	\$0.25/15 min	\$0.25/15 min		\$0.25/10 min	\$0.25/10 min				
Nicholas Canyon Weekends	\$6.00	\$5.00	N/A	\$10.00	\$8.00	N/A	\$11,116		
Weekdays	\$6.00	\$5.00		\$8.00	\$6.00				
Annual Pass	\$50.00				\$100.00			\$11,280	
Recreational Vehicles over 20 ft. Buses with capacity for 20 or more passengers	New Fee				Twice daily rate Three times daily rate			*	
Marina Parking Lots									
Marina Lots 5, 8 & 12	\$5.00	\$3.00	4/6/2004	\$7.00	\$5.00	Attachment D	\$38,551		
Marina Lot 7	\$5.00	\$3.00		\$8.00	\$6.00		\$36,285		
Marina Lots 9 & 11	\$6.00	\$3.00		\$8.00	\$6.00		\$128,347		
Marina Lots 10 & 13 Weekends	\$6.00	\$3.00		\$10.00	\$8.00		\$131,545		
Weekdays	\$6.00	\$3.00		\$8.00	\$6.00				
Marina Lot 2 (Launch Ramp) Entry w/Boat	\$7.00	\$7.00	Attachment E	\$10.00	\$10.00	Attachment E	\$54,219		
Auto	\$5.00	\$5.00		\$7.00	\$7.00				

\* This is a new fee; therefore additional revenue cannot be estimated.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE		LAST CHANGED	PROPOSED FEE		SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
	SUMMER	WINTER		SUMMER	WINTER		
<b>Marina Parking Lots</b>							
Marina Lot 4 (Near Launch Ramp) & Parcel 77/45L							
Weekends	\$5.00	\$5.00		\$10.00	\$8.00		\$30,607
Weekdays	\$5.00	\$5.00		\$8.00	\$6.00		
View Park	\$0.25/30 min	\$0.25/30 min		\$0.25/10 min	\$0.25/10 min		\$17,123
Chace Park	\$0.25/30 min	\$0.25/30 min	4/6/2004	\$0.25/10 min	\$0.25/10 min	Attachment D	\$6,838
Fisherman's Village (2 hours free with validation)	\$1.00 each ½ hour (\$8.00 max)			\$1.00 each 20 min (\$10.00 max)			\$119,620
Fisherman's Village Overflow	\$5.00/entry			\$10.00/entry			\$392
Lessee Overflow Parking Permits	\$2/car or \$200/month	\$1/car or \$100/month		\$2.50/car or \$250/month	\$1.50/car or \$150/month		**
Recreational Vehicles over 20 ft. Buses with capacity for 20 or more passengers	New Fee	New Fee	N/A	Twice daily rate Three times daily rate		N/A	*
<b>RECREATIONAL FEES</b>							
<b>Dockweiler RV Park</b>							
Front Row w/hook-up	\$45.00	\$38.00		\$65.00	\$65.00		
Middle Row w/hook-up	\$43.00	\$36.00	7/1/2008	\$60.00	\$60.00	Attachment F	\$399,233
Back Row w/hook-up	\$41.00	\$34.00		\$55.00	\$55.00		
Additional Holiday Charge	New Fee	New Fee	N/A	\$4.00	\$4.00		*

\* This is a new fee; therefore additional revenue cannot be estimated.

\*\* Additional revenue cannot be estimated at this time.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE	LAST CHANGED	PROPOSED FEE	SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
RV Park Late Check-Out Fee	New Fee	N/A	\$20/hour		*
Cancellation Fee	1 <sup>st</sup> day's fee if not cancelled within 7 days before reservation date	7/1/2008	No change, except to add "No refunds at any time for reservations that include a summer holiday"	Attachment F	**
Room Rental Private Groups/Individuals • 1 to 100 persons  • 101+ persons	1 to 35 persons \$50/hour \$100/day \$100 security deposit  36 to 100 persons \$75/hour \$150/day \$150 security deposit  100+ persons \$100/4 hours \$200/day \$200 security deposit	1995	<ul style="list-style-type: none"> <li>\$40/hour weekdays \$45/hour evenings/ weekends 4 hour minimum \$150 security deposit</li> <li>\$50/hour weekdays \$55/hour evenings/ weekends 4 hour minimum \$200 security deposit</li> </ul>	Attachment G	\$2,000

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\*\* Additional revenue cannot be estimated at this time.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE	LAST CHANGED	PROPOSED FEE	SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
Room Rental Member and Non-Profit Organizations/Government Agencies/Schools	New Fee	N/A	<ul style="list-style-type: none"> <li>One meeting - \$30</li> <li>One meeting per week - \$50/month</li> <li>More than one meeting per week - \$10/meeting</li> </ul>	Attachment G	\$3,200
Kitchen Use	\$35	1995	\$45		*
Room Cancellation Fee	New Fee	N/A	\$100 if not cancelled 14 days prior to event		*
Room Cleaning/Set-Up Fee	New Fee		Actual cost based on the Auditor-Controller approved hourly billing rates		*
Room Key Deposit	New Fee		\$30		*
Group Picnic Areas Park Grounds & Pergola	\$50/3 hours \$40/event	1990	\$75/4 hours \$75/4 hours	Attachment H	**
Furniture Rentals – Chairs	\$0.25/chair	N/A	\$1.00/chair	N/A	**

\* This is a new fee; therefore additional revenue cannot be estimated.

\*\* Additional revenue cannot be estimated at this time.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE	LAST CHANGED	PROPOSED FEE	SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
Audio Visual Equipment Rental PA System TV w/VCR/DVD Overhead Projector/Screen Multimedia Projector/Screen Equipment Rental Deposit	New Fee	N/A	\$50/day \$30/day \$45/day \$100/day \$100	N/A	*
Wedding Package	New Fee		\$500		
Guest Docks 1 to 7 nights	\$50/foot/night		\$1/foot/night		
Guest Docks Security Access Card Deposit	New Fee		\$30		
Guest Docks Late Check-Out Fee	New Fee		\$10/hour		
Harbor Kayaking & Surf Kayaking Class/Tour	\$30 10 - 18 years old \$35 19 years or older	2008	\$45/student	Attachment J	**
Mast-up dry storage 15 ft. to 31 ft.	\$3.25/foot/month + \$68.25/month minimum	1989	\$5.30/foot/month + \$110/month minimum	Attachment K	**
Mast-up card key deposit	\$5/month		\$7/month		
Dinghy Storage 10 ft. to 20 ft.	\$128 annually		\$150 annually		
Dinghy Storage Deposit	\$32	1995	\$37.50		\$3,100 **

\* This is a new fee; therefore additional revenue cannot be estimated.

\*\* Additional revenue cannot be estimated at this time.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE	LAST CHANGED	PROPOSED FEE	SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
Rowing Storage 20 ft. to 30 ft.	\$150 annually	1995	\$165 annually	N/A	**
Rowing Storage over 31 ft.	New Fee	N/A	\$180 annually		*
Rowing Storage Oar/Paddle Rack Storage (Rack holds 4 oars/paddles)	New Fee		\$60/rack/year		*
Bicycle Locker Storage Single Bike Double Bike Single Bike Deposit Double Bike Deposit Locker Key Deposit	\$75 annually \$150 annually \$18.75 \$37.50 \$10	1983	\$100 annually \$200 annually \$50 \$100 \$30	Attachment L	\$2,000
Street Directory Plaques	\$200 each	1991	\$500 each	N/A	**
<b>WATER Program</b>					
Sailing Camp	\$115	2008	\$165	N/A	\$34,052
Surf Camp	\$135				
Dolphin Camp	\$140				
Ocean Sports Camp	\$150				

\* This is a new fee; therefore additional revenue cannot be estimated.

\*\* Additional revenue cannot be estimated at this time.

Department of Beaches & Harbors  
2009 Fee Revisions and New Fees

TYPE OF FEE	CURRENT FEE	LAST CHANGED	PROPOSED FEE	SURVEY INFORMATION	ADDITIONAL ANNUAL REVENUE
<b>ADMINISTRATIVE FEES</b>					
Right of Entry Permits	\$150	Prior to 1990	\$250	N/A	\$2,600
Right of Entry Permit Amendments	\$100		\$150		**
Temporary Permits - Banners, Signage & Tents	New Fee		\$50/month		*
CD Burning	New Fee	N/A	\$20/CD		*
Design Control Board Fees Estimated Construction Costs (ECC)					
\$100-\$15,000	\$25 + .006/ECC	1985	\$40 + .006/ECC		\$5,300
\$15,001-\$30,000	\$125 + .0033/ECC		\$200 + .0033/ECC		
\$30,001-\$70,000	\$175 + .0013/ECC		\$275 + .0013/ECC		
\$70,001-\$175,000	\$225 + .002/ECC		\$350 + .002/ECC		
\$175,001-\$375,000	\$425 + .0005/ECC		\$675 + .0005/ECC		
\$375,001-\$500,000	\$525 + .0033/ECC		\$825 + .0033/ECC		
\$500,000 and up	\$925		\$1,500		
Oversized Parcel Plan Copies	\$0.45/page + \$3.50 handling fee		\$1.25/page + \$3.50 handling fee		**
<b>Total Additional Annual Revenue:</b>					<b>\$2,316,011</b>

\* This is a new fee; therefore additional revenue cannot be estimated.

\*\* Additional revenue cannot be estimated at this time.



County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey - Beach Parking Lots  
June 2009

PARKING LOT*	SUMMER**	WINTER**
Silver Strand State Beach	\$8.00 \$0.50/30 min (meter)	\$8.00 \$0.50/30 min (meter)
Doheny State Beach	\$10.00	\$10.00
Crystal Cove State Beach	\$10.00	\$10.00
San Clemente & San Onofre State Beach	\$10.00	\$10.00
Corona Del Mar	\$10.00 weekends \$8.00 weekdays	\$10.00 weekends \$8.00 weekdays
City of Del Mar	\$2.00/hr	\$2.00/hr
City of Huntington Beach	\$12.00	\$12.00
Huntington State Beach	\$10.00	\$10.00
Bolsa Chica State Beach	\$10.00	\$10.00
City of Seal Beach	\$3.00/2hr (\$6.00 max)	\$3.00/2hr (\$6.00 max)
Cabrillo Beach	\$1/hr (\$9.00 max)	\$1/hr (\$9.00 max)
City of Rancho Palos Verdes Abalone Cove	\$5.00	\$5.00
City of Hermosa Beach - Structure	\$1.00/hr (\$16.00 max) \$6.00 flat rate on weekends	\$1.00/hr (\$16.00 max) \$6.00 flat rate on weekends
Meters	\$0.50/30 min (meter)	\$0.50/30 min (meter)
City of Manhattan Beach Beach Lots	\$1.50/hr (meter)	\$1.50/hr (meter)
Street Parking	\$1.25/hr (meter)	\$1.25/hr (meter)
City of Los Angeles - Venice Beach		
100 N Venice Blvd	\$5.00 -15.00 (depending on weather)	\$5.00 -15.00 (depending on weather)
2150 N Del Ave w/overflow	\$5.00 -15.00 (depending on weather)	\$5.00 -15.00 (depending on weather)
301 Main St.	\$15.00	\$15.00 weekends \$7.00 weekdays
City of Santa Monica - North Beach	\$10.00 weekends \$8.00 weekdays	\$8.00 weekends \$6.00 weekdays
City of Santa Monica - Central Beach	\$10.00 weekends \$8.00 weekdays	\$8.00 weekends \$6.00 weekdays

\* Parking lots are listed geographically from south to north.

\*\* Fees are per day, unless otherwise specified.

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey - Beach Parking Lots  
June 2009

PARKING LOT*	SUMMER**	WINTER**
City of Santa Monica - South Beach	\$7.00	\$7.00
City of Santa Monica - Pier	\$10.00 weekends \$8.00 weekdays	\$2.00/hr \$7.00 (Fri-Sat-Sun)
Malibu Pier (State Park)	\$10.00	\$10.00
Paradise Cove (Malibu - Privately Owned)	\$25.00	\$25.00
Leo Carrillo State Beach	\$10.00 \$0.50/30 min (meter)	\$10.00 \$0.50/30 min (meter)
Pt. Mugu State Park	\$10.00	\$10.00

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey - Harbor and Marina Parking Lots  
June 2009**

HARBOR/MARINA*	FEES**
Port of San Diego Metered	\$1.25/hr
City of Del Mar	\$2.00/hr
Dana Point Harbor	\$5.00 weekends \$3.00 weekdays \$7.00 - \$10.00 (major holidays: Mother's Day, Easter Sunday, Memorial Day, July 4 <sup>th</sup> and Labor Day)
Newport Beach Balboa Pier Structure	\$1.00/hr (\$5.00 max)
Newport Dunes (Lagoon)	First 30 min free \$5.00/30 min to 1 hr \$10.00/1 to 3 hrs \$12.00/3 to 5 hrs \$14.00/5 to 7 hrs \$16.00/7 to 24 hrs
Long Beach Rainbow Marina - Shoreline Village Metered General Overnight Parking	\$0.25/15 min. All-Day Special Event: \$6.00 \$25/month (in advance)
Redondo Beach – King Harbor Pier and Plaza Structure	\$0.50/20 min \$10.00 max - summer weekends \$7.50 max - summer weekdays \$5.00 max - winter weekends \$3.00 max - winter weekdays
Ventura Harbor	First hour free \$2.00 for the 2 <sup>nd</sup> hour \$3.00 for the 3 <sup>rd</sup> hour \$4.00 for 24 hours \$75.00/monthly pass
Santa Barbara Harbor - Stearns Wharf	\$2.00 each hr (with 90 free minutes validation) (\$20.00 max)

\* Harbor/Marinas are listed geographically from south to north.

\*\* Fees are per day and year-round, unless otherwise specified.

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey - Launch Ramp Fees  
June 2009**

LAUNCH RAMP*	FEES**
Dana Point Harbor Single/Double Axle Trailers Triple Axle Trailers and Over	\$10.00 \$20.00
Newport Dunes Launch Service (One time) Monthly Launch Service	\$50.00/use \$130.00/month
Huntington Beach Parking fee including launch fee	\$1.50/hr (\$10.00 max)
Long Beach - Granada/Ocean and Claremont/Ocean	\$10.00
Los Angeles Cabrillo Beach Parking fee including launch fee	\$1.00/hr (\$9.00 max)
Ventura - Channel Islands and Port***	\$4.00 \$75.00/annual pass

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\* Launch ramps are listed geographically from south to north.

\*\* Fees are per day, year-round, and include launching and parking, unless otherwise specified.

\*\*\* Ventura County is prohibited from charging launching fees under a financing agreement with the State; therefore, fees are for parking only.

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – RV Parks  
June 2009

RV PARK*	SUMMER**	WINTER**
Silver Strand State Beach RV Park Beach Front Drive-In/Hook-up Back Row Hook-up	\$30.00 \$25.00	\$28.00 \$23.00
Chula Vista RV Park Midweek Weekends More than 4 guests Extra Vehicle Pets Cancellations Reservations	\$53.50 - \$69.50 \$55.50 - \$72.50 \$3.00/person \$3.00 \$1.00 \$5.00 One night's deposit	\$53.50 - \$69.50 \$55.50 - \$72.50 \$3.00/person \$3.00 \$1.00 \$5.00 One night's deposit
Bolsa Chica State Beach RV Park Additional Vehicle Cancellations Reservations/Changes  Seniors (62+)	\$34.00 - \$44.00 \$10.00 \$14.50 1 night Discount \$2/night For cars and RVs	\$34.00 - \$44.00 \$10.00 \$14.50 1 night Discount \$2/night For cars and RVs
Sunset Vista RV Park - Huntington By The Sea Daily Rate (4 persons) Additional Guests 5 yrs old + Pets Allowed (2 max) 1 RV Unit & 1 Vehicle per site Additional Vehicle Cancellations (20 hrs notice)	\$55.00 - \$85.00 \$2.50 additional No Charge  \$5.00 1 night charge	\$55.00 - \$85.00 \$2.50 additional No Charge  \$5.00 1 night charge
Newport Dunes RV Park Daily Rate Extra Vehicle Pets Cancellations Fee (48 hrs notice) Less than 48 hour notice	\$64.00 - \$185.00 \$16.00 \$2.00 \$25.00 1st Night's stay	\$64.00 - \$185.00 \$16.00 \$2.00 \$25.00 1st Night's stay

\* Harbor/Marinas are listed geographically from south to north.

\*\* Fees are per day and year-round, unless otherwise specified.

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – RV Parks  
June 2009

RV PARK	SUMMER	WINTER
Golden Shore RV Park Daily Rate Holidays Rate More than 4 guests Cancellation Fee Reservations Dogs	\$50.00 - \$58.00 \$62.00 \$2.00/person \$10.00 - \$75.00 One night's deposit \$1/night	\$50.00 - \$58.00 \$62.00 \$2.00/person \$10.00 - \$75.00 One night's deposit \$1/night
Malibu Beach RV Park RV Park More than 2 guests Extra Vehicle Pets Cancellations (3-day notice)	\$52.00 - \$99.00 \$5.00/person \$10.00 \$3.00 \$20.00	\$52.00 - \$99.00 \$5.00/person \$10.00 \$3.00 \$20.00
Carpenteria State Beach Extra Vehicle Cancellation Fee Reservation Fee (Non-Refundable)	\$24.00 - \$35.00 \$5.00 - \$10.00 \$7.00 \$7.50	\$20.00 - \$29.00 \$5.00 - \$10.00 \$7.00 \$7.50
Jalama Beach County RV Park Daily Rate Extra Vehicle Pets No Reservation Fee No Extra Person Charge	\$20.00 - \$30.00 \$10.00 \$3.00	\$20.00 - \$30.00 \$10.00 \$3.00
Pismo Sands RV Park RV Park Holidays More than 4 guests Extra Vehicle Cancellations Pets 2+	\$42.00 - \$44.00 \$48.00 - \$50.00 \$4.00/person \$4.00 \$10.00 \$40.00/month	\$42.00 - \$44.00 \$48.00 - \$50.00 \$4.00/person \$4.00 \$10.00 \$40.00/month
Pismo Coast Village RV Park Daily Rates More than 6 guests Cancellations/Refunds	\$49.00 - \$56 \$2/person \$10	\$38 - \$42 \$2/person \$10

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Community Room Rentals  
June 2009

City or Municipality	Maximum Capacity	Room Amenities	Rental Fee
Orange County Dana Point Youth & Group Facility Dana Cove Room	15-30 persons  50-150 persons	<ul style="list-style-type: none"> <li>Kitchen</li> <li>Tables &amp; chairs</li> <li>Outdoor Patio</li> <li>Ocean View</li> </ul>	<p>\$40/Hour</p> <p>Before 5 p.m. - \$100/hour After 5 p.m. - \$169/hour Events Serving Alcohol - \$194/hour Non-Profit/Government - \$30/hour Security/Cleaning Deposit - \$300 - \$500 Cancellation Fee</p> <ul style="list-style-type: none"> <li>Full refund with 4 months notice</li> <li>3 to 4 months notice, \$100</li> <li>No refunds with less than 3 months notice</li> </ul>
City of Newport Beach Community Rooms	50 persons	<ul style="list-style-type: none"> <li>Tables &amp; chairs</li> </ul>	<p><u>Non-Profit</u> Resident - \$35/hour Non-Resident \$65/hour</p> <p><u>Private</u> Resident - \$55/hour Non-Resident - \$110/hour</p>
City of Rancho Palos Verdes Fred Hesse Multipurpose Room	150 persons	<ul style="list-style-type: none"> <li>Kitchen</li> <li>Dance floor rental</li> <li>Carpeted room</li> <li>Ocean view</li> <li>Outdoor patio</li> <li>Wet bar</li> <li>Tables &amp; chairs included</li> </ul>	<p>10 a.m.-5 p.m.</p> <ul style="list-style-type: none"> <li>Resident - \$49/hour</li> <li>Non-Resident - \$137/hour</li> </ul> <p>Before 10 a.m. &amp; after 5 p.m.</p> <ul style="list-style-type: none"> <li>Resident, additional \$18/hour</li> <li>Non-Resident, additional \$18/hour</li> </ul> <p>Deposit \$300 Kitchen \$127/day Cancellation Fee</p> <ul style="list-style-type: none"> <li>More than 30 days in writing, \$50</li> <li>Less than 30 days forfeit deposit, \$300</li> </ul>

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Community Room Rentals  
June 2009

City or Municipality	Maximum Capacity	Room Amenities	Rental Fee
City of Malibu Michael Landon Community Building	70 persons	<ul style="list-style-type: none"> <li>Kitchen</li> <li>Security</li> <li>Outdoor facilities</li> <li>Ocean view</li> </ul>	<p><u>Standard Rates</u></p> <ul style="list-style-type: none"> <li>Room Rental \$90/hour + Staff Costs</li> <li>Outdoor Event w/ Room \$158/hour + Staff Costs</li> <li>Security/Cleaning Deposit \$132 minimum</li> <li>Pre-Event Set Up or Clean-up \$37/hour</li> <li>Staff Costs \$15/hour</li> <li>Cancellation Fee \$50</li> </ul> <p><u>Commercial rates</u></p> <ul style="list-style-type: none"> <li>150% of standard rates</li> </ul> <p><u>Non-profit rates</u></p> <ul style="list-style-type: none"> <li>Same as standard rates</li> </ul>
Los Angeles County Department of Parks & Recreation	300 persons	<ul style="list-style-type: none"> <li>Tables</li> <li>Chairs</li> <li>Free parking</li> </ul>	<p><u>150 persons</u></p> <ul style="list-style-type: none"> <li>\$25/hour (4 hour minimum)</li> </ul> <p><u>151+ persons</u></p> <ul style="list-style-type: none"> <li>\$37.50/hour (4 hour minimum) (Includes kitchen)</li> </ul> <p><u>Gymnasium</u></p> <ul style="list-style-type: none"> <li>\$40/hour (3 hour minimum)</li> </ul> <p><u>Kitchen</u></p> <ul style="list-style-type: none"> <li>\$35/use or event</li> </ul> <p><u>Security/Clean-up Deposit</u></p> <ul style="list-style-type: none"> <li>\$100 - \$5,000</li> </ul>



County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Community Room Rentals  
June 2009

City or Municipality	Maximum Capacity	Room Amenities	Rental Fee	
Los Angeles County Arboreta and Regional Facilities	300 persons	<ul style="list-style-type: none"> <li>• Tables</li> <li>• Chairs</li> <li>• Security guard</li> <li>• Free parking</li> </ul>	<u>Weekdays</u>	<u>Evenings/Weekends</u>
			<i>Member organizations/non-profit/government agencies/schools</i>	
			Classroom	
			\$0 - \$100	\$25 - \$100
			Hall	
			\$0 - \$100	\$50 - \$200
			<i>Non-member public service organizations</i>	
			Classroom	
			\$50	\$100
			Hall	
			\$200	\$300
			<i>Private groups or individuals</i>	
			Classroom	
			\$200	\$300
			Hall	
			\$400	\$600
			Cleaning Fee	
			Classroom	\$25 - \$50
			Hall	\$50 - \$100
			Outdoor Reception	
			\$300 - \$1,200	
			Cancellation Fee	
			\$100 or 20% of fees, whichever is greater	

County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Community Room Rentals  
June 2009

City or Municipality	Maximum Capacity	Room Amenities	Rental Fee
City of Santa Monica Auditoriums Joslyn Park Marine Park  Ken Edwards Center	120 persons     125 persons (Non-profit & community uses only)	<ul style="list-style-type: none"> <li>• Tables</li> <li>• Chairs</li> </ul>	<u>Organizations/Services</u> City Based Non-Profit \$17.01/hour Non-City Based Non-Profit \$34.05/hour City Based Community \$28.37/hour Non-City Based Community \$59.58/hour  <u>Commercial Rate</u> City \$68.09/hour Non-City \$91.89/hour  <u>Non-Profit Organization/Senior Services</u> \$44.15/hour

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey - Group Picnic Area Rental  
June 2009**

City of Municipality	Location	Fee Structure	Rental Fee		
			<u>Non Profit</u>	<u>Private</u>	<u>Commercial</u>
City of Newport Beach	Picnic or Grass Area Park Gazebo	Hourly			
		Resident	\$28	\$32	\$155
		Non-Resident	\$56	\$64	\$309
		Resident	\$35	\$35	\$155
		Non-Resident	\$70	\$70	\$309
City of Redondo Beach Alta Vista Facility	Picnic Shelter	Flat Fee			
		4-hour maximum Cleaning Deposit	\$40 flat fee \$100		
City of Malibu		Flat Fee Deposit	\$16/table \$132 minimum		
Orange County Harbors, Beaches & Parks	Group Shelter	Processing Fee	\$12		
		1 - 50 persons	\$75		
		51 - 150 persons	\$125		
		151 - 250 persons	\$225		
		251+ persons	\$400		
LA County Department of Parks and Recreation	Small Shelter Large Shelter	1 - 75 persons	\$40		
		76+ persons	\$75		
		Each additional 100 persons	\$125		
		Deposit	\$50 - \$5,000		

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Guest Docks  
June 2009**

<b>County</b>	<b>Name of Harbor</b>	<b>Guest Slip Fee</b>	<b>Maximum Days Allowed</b>
Long Beach	Alamitos Bay Marina	\$.80/foot/day	Reservation available up to 30 days
Ventura	Channel Islands	\$.80/foot/day	10 days
Orange	Newport Harbor	Slips: \$10/day or \$.60/foot/day, whichever is greater Mooring: \$5.00/night	May-Oct.: 5-day max stay, with two 5-day extensions Nov.-Apr.: 5-day max stay, with 5-day extension
Orange	Dana Point Marina	\$1/foot/day	90 days in the off season; 30 days between Memorial Day and Labor Day
Santa Barbara	Santa Barbara Harbor	\$.60/foot/day 1 <sup>st</sup> 14 days \$1.20/foot/day after 14 days	28 days
San Diego	Port of San Diego	\$10.50/day 1 <sup>st</sup> 5 days \$21.00/day next 5 days 55 ft. or greater fees double	10 days

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Harbor Kayaking & Surf Kayaking Class/Tour  
June 2009**

<b>Location</b>	<b>Name of Rental Company</b>	<b>Type of Class</b>	<b>Number of Hours/ Class</b>	<b>Cost per Person</b>
Newport Beach	China Cove Kayak Adventures, Inc.	Guided Tour	Various	\$49.00+
Marina del Rey	UCLA Marina Aquatic Center	Sunset/Full Moon Paddle Birding by Kayak, Level I	2 Hours	\$35.00
		Marina Kayak Tour, Level I	3.5 Hours	\$30.00
		Sea Kayaking I	3 Hours	\$20.00
		Sea Kayaking II	4 Hours	\$130.00
		Sea Kayaking III	4 Hours	\$130.00
		Sea Kayaking IV	4 Hours	\$150.00
Santa Barbara	Paddle Sports of Santa Barbara	Santa Cruz Island Tour	Full Day	\$175.00
		Coastal Trips	2.5 Hours	\$85.00
		Sea for Yourself Classes	Full Day	\$50.00
		Introduction to Sea Kayaking	Full Day	\$100.00
		Kayak Surf Classes	3 Hours	\$75.00
San Diego	Aqua Adventures	Sea Kayaking 1	7 Hours	\$115.00
		Kayaking Basics	3 Hours	\$60.00

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Dinghy & Mast-Up Dry Storage  
June 2009**

<b>Mast-Up Storage</b>	
<b>LOCATION</b>	<b>FEE</b>
Marina del Rey Pier 44	12 to 25 ft. \$145/month (\$5.80 to \$12.08/foot/month) 26 to 27 ft. \$160/month (\$5.93 to \$6.15/foot/month) 28 to 29 ft. (Service no longer available)
Marina del Rey Marina RV & Boat Storage	Up to 25 ft. \$150/month (\$6.00 to \$12.50/foot/month) Up to 27 ft. \$160/month (\$5.93 to \$6.15/foot/month) 30 ft. max \$170/month (\$5.67/foot/month)
Newport Beach Newport Dunes Resort Marina Lot A  Lot B	25 ft. to 45 ft. with boat & trailer \$243.75 to \$438.75/month (\$9.75/foot/month) 30 ft. max \$220/month (\$6.29/foot/month)
Channel Islands Channel Islands Landing	Up to 17 ft. \$70/month (\$4.12 to \$5.83/foot/month) 18 to 24 ft. \$75/month (\$3.13 to \$4.17/foot/month) 25 to 29 ft. \$90/month (\$3.10 to \$3.60/foot/month) 30 ft. max \$115/month (\$3.83/foot/month)

<b>Dinghy Storage*</b>	
<b>LOCATION</b>	<b>FEE</b>
Dana Point Dana West Marina	Max of 8 ft. - \$7.50/foot/month (Maximum \$720 annually) (Must rent slip)
City of Monterey	Up to 12 ft. - \$18/month (\$216 annually)
Oceanside Oceanside Harbor	Max of 8 ft. With slip \$4/month (\$48 annually) Without slip \$11/month (\$132 annually)

\* The smallest dinghy would be no less than 5 feet.

**County of Los Angeles  
Department of Beaches and Harbors  
Fee Survey – Single Bicycle Locker Rental  
June 2009**

<b>City of Municipality</b>	<b>Fee Structure/ Category</b>	<b>Rental Fee</b>
City of Monterey	Monthly	\$10.00
Metro Rail	Annually	\$70.00
	Deposit	\$10.00
City of Santa Cruz	Park (Credit) Card used for downtown bicycle locker	3 cents/hour, 9 days max allowed in locker
Cal State Los Angeles	No fee/permit required	
City of Long Beach	Nightly (Day free)	\$3.00

**NOTICE OF PUBLIC HEARING  
PROPOSED FEE INCREASES AND NEW FEES**

Notice is hereby given that a public hearing will be held by the Board of Supervisors regarding increases to existing Department of Beaches and Harbors fees and the introduction of new fees, effective September 1, 2009. The new fees and proposed fee increases are to assist in covering beach and Marina operating cost increases and to maintain the high standards expected by the public at Department of Beaches and Harbors facilities. If the new and proposed fee increases are not adopted, the Department of Beaches and Harbors will need to reduce services, as maintaining current service levels is dependent upon the additional revenue to be received from the increased fee and new fees.

Said hearing will be held on **July 28, 2009 at 9:30 a.m.** in the Hearing Room of the Board of Supervisors, Room 381B, Hall of Administration, 500 West Temple Street (corner of Temple Street and Grand Avenue), Los Angeles, California 90012.

The Board of Supervisors will consider and may adopt the fee schedule. Further, notice is given that the Board of Supervisors may continue this hearing from time to time.

Written comments may be sent to the Executive Office of the Board of Supervisors at the above address. If you do not understand this notice or need more information, please call (310) 577-9274.

Si no entiende esta noticia o si necesita mas informacion, favor de llamar a este numero (310) \_\_\_\_\_.





*To enrich lives through effective and caring service*



July 1, 2009

**Santos H. Kreimann**  
Director

**Kerry Silverstrom**  
Chief Deputy

TO: Small Craft Harbor Commission  
FROM: *Kerry Silverstrom for*  
Santos H. Kreimann, Director  
SUBJECT: **ITEM 6a - ONGOING ACTIVITIES REPORT**

**BOARD ACTIONS ON ITEMS RELATING TO MARINA DEL REY**

At its June 16, 2009 meeting, the Board of Supervisors approved a revised lease for Parcel 27 (Jamaica Bay Inn) to facilitate redevelopment that, most importantly, incorporates the lessee's new ownership structure, which will now serve as the baseline for determining future transfers; provides for the dedication of a portion of the premises for the proposed Admiralty Way street widening; revises the construction square footage to conform to the final development plan; and permits the lessee to connect its leasehold improvements to the County storm drain system subject to certain requirements.

At its June 30 meeting, the Board of Supervisors approved a lease amendment for Parcel 1S (Fuel Dock), which confirms the lessee's exercise of its option to extend the term of the lease for an additional 55 years, changes the rent structure for fuel sales from a percentage of gross receipts to a flat fee of 15¢ per gallon, approves a change in the ownership structure of the lessee, and incorporates revised site and development plans. In addition, Supervisor Knabe attached two conditions to the Board's approval of the amendment:

- (a) An independent study of fuel prices is to be performed every two years with the costs being shared between the County and the lessee; and
- (b) County Counsel shall check whether it is legal for the County to require the lessee to keep fuel prices within a 10% range of other harbors. (We believe this condition is already met, as we have a Controlled Prices provision in the lease.)

### **REGIONAL PLANNING COMMISSION'S CALENDAR**

There are no Marina del Rey matters scheduled for consideration by the Regional Planning Commission in July. In August, the Regional Planning Commission has scheduled a field trip and a public hearing with respect to Parcel 10 at 14126 Marquesas Way, proposed for redevelopment by Legacy Partners Neptune Marina L.P. The field trip has been scheduled for August 8 at 9:00am on-site, and the public hearing has been scheduled for August 12 at 6:30 pm at Chace Park.

### **VENICE PUMPING PLANT DUAL FORCE MAIN PROJECT UPDATE**

The City of Los Angeles has provided the County with a copy of the updated traffic study. The City's project manager has advised that City staff will recommend that the revised EIR not be re-circulated and, instead, be moved to the City Council for approval.

### **OXFORD BASIN PROJECT UPDATE**

The Department of Public Works (DPW) has developed three concept alternatives, which are in the process of being produced in pictorial renderings. DPW expects to present this information to a collection of environmental organizations within the next two months, which will be followed by a workshop for the general public, no earlier than September 2009.

### **REDEVELOPMENT PROJECT STATUS REPORT**

The updated Marina del Rey Redevelopment Projects Descriptions and Status of Regulatory/Proprietary Approvals report is attached.

### **UNLAWFUL DETAINER ACTIONS**

Parcel 28W (Mariner's Bay) reported the filing of three cases in June, all for failure to pay rent.

### **DESIGN CONTROL BOARD MINUTES**

The minutes from the April meeting of the Design Control Board (DCB) are attached. There are no minutes for the DCB's May meeting as that meeting was cancelled.

SHK:ks  
Attachments (2)

**Marina del Rey Redevelopment Projects**  
**Descriptions and Status of Regulatory/Proprietary Approvals**  
**As of June 3, 2009**

Map Key	Parcel No. -- Project Name/Lessee	Lessee Name/ Representative	Redevelopment Proposed	Massing and Parking	Status	Regulatory Matters
1	42/43 -- Marina del Rey Hotel/ Pacifica Hotels	Dale Marquis/ Mike Barnard	* Complete renovation and dock replacement	No changes	Proprietary -- Term sheet under negotiation Regulatory -- To be determined	
2	44 - Pier 44	Michael Pashaie/ David Taban	* Build 5 new visitor serving commercial and dry storage buildings * 91,090 s.f. visitor serving commercial space * 143 slips + 5 end ties and 234 dry storage spaces	Massing -- Four new visitor-serving commercial buildings, maximum 36' tall and one dry stack storage building, 65'5" tall. 771.5 lineal feet view corridor proposed (259.73 required) Parking -- 381 at grade parking spaces will be provided with shared parking agreement (402 parking spaces are required)	Proprietary -- Term sheet under negotiation Regulatory -- Initial DCB review during the October 2008 meeting. Item was continued and is pending a second review	Shared Parking Agreement
3	52/GG - Boat Central/ Pacific Marina Development	Jeff Pence	* 345-vessel dry stack storage facility * 30-vessel mast up storage space * 5,300 s.f. Sheriff boatwright facility	Massing -- 70' high boat storage building partially over water and parking with view corridor Parking -- All parking required of the project to be located on site, public parking to be replaced on Parcel 56	Proprietary -- Term sheet approved by BOS on July 2006; SCHC approved Option March 2007; BOS approved Option May 2007 Regulatory -- DCB, on May 2007 (continued from March 2007 meeting; April meeting cancelled) DISAPPROVED project. Regional Planning application filed December 2008.	LCP amendment to rezone site to Boat Storage and to transfer Public Facility use to another parcel.
4	55/56/W -- Fisherman's Village/ Gold Coast	Michael Pashaie/ David Taban	* 132-room hotel * 65,700 square foot restaurant/retail space * 30-slip new marina * 28 foot-wide waterfront promenade	Massing -- Nine mixed use hotel/visitor-serving commercial/retail structures (eight are 1 or 2-story and one 60' tall hotel over ground floor retail/ restaurant), parking structure with view corridor Parking -- All parking required of the project to be located on site; must include parking for adjacent Parcel 61 lessee (Shanghai Reds) and replacement parking from Parcel 52	Proprietary -- Lease documents approved by BOS December 2005 Regulatory -- DCB hearing May 2006, item continued; approved in concept July 2006. Regional Planning application filed May 2007	Shared Parking Agreement Variance for reduced setbacks
5	1 -- Marina del Rey Landing/ Harbor Real Estate	Greg Schem	* New fuel dock facility with high-speed pumps and automatic payment * 3,300 square-foot dock mart and restrooms * New marina with 10 slips and transient berths * Public promenade and public view decks	Massing -- 1-story structure on the dock and on landside, each 19' tall Parking -- All parking required of the project to be located on site	Proprietary -- Lease documents approved by BOS May 2006 Regulatory -- DCB conceptual approval May 2007; DCB approved final design with conditions August 2008; Regional Planning Commission approved CDP and CUP on May 14, 2008. CCC approved waterside improvements March 2008.	
6	7 -- Tahiti Marina	Kamran Hakiim	* Building refurbishment and relocating landside boating facilities * Docks will be reconstructed	Parking -- Possible slight reduction of parking due to relocation of landside boating facilities. Impact is currently unknown.	Proprietary -- Term sheet under negotiation Regulatory -- To be determined	
7	8 -- Bay Club / Decron Properties	David Nagel	* Building refurbishment, no new construction * Docks will be reconstructed	No changes	Proprietary -- Term sheet approved by BOS August 2008 Regulatory -- DCB continued from July 2008 and approved concept August 2008. Site Plan Review application filed with DRP on 12/4/08	
8	9 -- Woodfin Suite Hotel and Vacation Ownership/ Woodfin Hotels	Jack Illes	* 19-story, 288-room hotel (152 hotel rooms and 136 timeshare suites) * 6-story, 360-stall parking structure * New public transient docks * 28 foot-wide waterfront promenade * Wetland park	Massing -- 19-story hotel with 5-story parking structure, 225' tall, on northern half of parcel with view corridor and wetland park on southern half Parking -- All parking required of the project to be located on site	Proprietary -- Term Sheet approved by BOS February 2007 Regulatory -- DCB initial hearing May 2006, approved in concept June 2006; Regional Planning application filed November 2006; RP Commission heard the matter on 10/29/08 and continued the item.	Timeshare component Wetland
9	10/FF -- Neptune Marina/ Legacy Partners	Sean McEachorn	* 526 apartments * 161-slip marina + 7 end-ties * 28 foot-wide waterfront promenade * Replacement of public parking both on and off site	Massing -- Four 55' tall clustered 4-story residential buildings over parking with view corridor Parking -- 103 public parking spaces to be replaced off site	Proprietary -- Term sheet approved by BOS August 2004; lease documents approved by BOS August 2008 Regulatory -- DCB initial hearing May 2006, approval in concept June 2006; Regional Planning application filed November 2006; RP Commission heard the matter on 10/29/08 and continued the item.	LCP amendment to allow apartments on Parcel FF, remove Open Space category, and to transfer development potential from other development zones Parking permit to allow 103 replacement public parking spaces off site Variance for enhanced signage and reduced setbacks
10	100/101 -- The Shores/ Del Rey Shores	Jerry Epstein/ David Levine	* 544-unit apartment complex * 10 new public parking spaces	Massing -- Twelve 75' tall 5-story residential buildings Parking -- All parking required of the project to be located on site plus 10 public beach parking spaces	Proprietary -- Lease extension Option approved by BOS December 2006 Regulatory -- Regional Planning approval June 2006; BOS heard appeal February 2006; and approved project March 2007. Per court order, EIR redone as to grading; BOS approved EIR 12/16/08; Plancheck application filed	
11	95/LLS -- Marina West Shopping Center/ Gold Coast	Michael Pashaie/ David Taban	* 72-unit apartment complex * 10,000 square-foot restaurant * 22,400 square-foot commercial space * Gateway parkette on Parcel LLS	Massing -- One 42' tall retail building, three 60' tall mixed-use residential/retail buildings and parkette Parking -- All parking required of the project to be located on site	Proprietary -- Term Sheet approved by BOS October 2007 Regulatory -- DCB initial hearing May 2006; item then on June, July, and September agenda; conceptual approval granted November 2006	
12	145 -- Marina International Hotel/ Pacifica Hotels	Dale Marquis/ Mike Barnard	* Complete renovation	No changes	Proprietary -- Term sheet under negotiation Regulatory -- DCB initial hearing November 2008; conceptual approval granted January 2009	
13	OT -- Admiralty Courts/ Goldrich & Kest Industries	Jona Goldrich/ Sherman Gardner	* 114-unit senior retirement facility * 5,000 square feet of retail space * Replacement public parking both on and off site * Public accessway from Washington to Admiralty	Massing -- One 5-story residential (senior) building over ground-floor retail and parking, 65' tall Parking -- All required project parking to be located on site; 92 public parking spaces to remain on site, 94 public parking spaces to be replaced off site near Marina Beach	Proprietary -- Lease documents approved by BOS July 2008. Regulatory -- DCB conceptual approval August 2005; Regional Planning application filed May 2006	LCP amendment to create Senior Retirement Facility Land Use Category and rezone OT as Senior Retirement Facility with Mixed Use Overlay Zone, and transfer development potential between Development Zones Parking permit for senior retirement facility and to allow some replacement public parking off site
14	33/NR -- The Waterfront	Ed Czuker/Derek Jones	* 292 apartments * 32,400 square-foot restaurant/retail space * Rooftop observation deck * Replacement public parking both on and off site	Massing -- Three 5-story mixed use residential/retail buildings (two 44' tall and one 61' tall) with view corridor Parking -- All required project parking to be located on site; 69 public parking spaces to be replaced on site.	Proprietary -- Lease documents in process and economic terms being negotiated Regulatory -- DCB concept approval August 2004; revised project to DCB on August 2008, then December 2008 where it was continued	LCP amendment to add Mixed Use Overlay Zone, rezone NR to Visitor Serving/Commercial, and Variance for increased height and reduced setbacks Parking permit to allow some replacement public parking off site
15	27 -- Jamaica Bay Inn/ Pacifica Hotels	Dale Marquis/ Mike Barnard	* 69 additional hotel rooms * Renovate balance of property * Marina Beach Promenade	Massing -- 4-story, 45' tall, hotel expansion with view corridor Parking -- All parking required of the project to be located on site	Proprietary -- Lease documents approved by BOS May 2006 Regulatory -- DCB conceptual approval October 2005 and final design approval August 2008; Regional Planning application filed December 2005 and Commission approved August 2007. Plancheck application filed	
16	1R -- Marriott Residence Inn/ Pacifica Hotels	Dale Marquis/ Mike Barnard	* 147-room hotel * Replacement of public parking both on and off site * Marina Beach Promenade	Massing -- Two hotel buildings above parking, 45' tall, with view corridor Parking -- 197 public parking spaces to remain on site, 20 or 89 public parking spaces to be replaced off site depending on intersection project	Proprietary -- Lease documents approved by BOS Oct 2006 Regulatory -- DCB approved in concept February 2006; Regional Planning application in preparation	LCP amendment to rezone site from Parking to Hotel Parking permit to allow some replacement public parking off site.
17	21 -- Holiday Harbor Courts/ Goldrich & Kest Industries	Jona Goldrich/ Sherman Gardner	<b>Phase 1</b> * 5-story, 29,300 square-foot mixed-use building (health club, yacht club, retail, marine office) * 92-slip marina * 28 foot-wide waterfront promenade and pedestrian plaza <b>Phase 2 (Parcel C)</b> * Westernmost portion of land to revert to County for public parking	Massing -- One 56' tall commercial building with view corridor Parking -- All parking required of the project to be located on site, including 94 replacement spaces from OT and Parcel 20 boater parking	<b>Phase 1</b> Proprietary -- Lease documents approved by BOS July 2008 Regulatory -- DCB conceptual approval obtained August 2005; Regional Planning application (landside) filed September 2006 <b>Phase 2 (Parcel C)</b> DCB hearing March and April 2006, item continued	LCP Amendment to transfer parking from OT to 21 CDP for landside from Regional Planning CDP for waterside from Coastal Commission
18	19 -- Administration Building/ Dept. of Beaches and Harbors (Alternate sites being considered)	N/A	* 26,000 square-foot County administration building	Massing -- One 56' tall building consisting of 2 floors office space over 3 parking levels Parking -- All parking required of the project to be located on site	Proprietary -- Lease documents in process with Parcel 20 lessee for parcel reversion Regulatory -- DCB agenda May 2006 and November 2006; DCB workshop held January 2007	See Item #2 above



*To enrich lives through effective and caring service*



**Santos H. Kreimann**

Director

**Kerry Silverstrom**

Chief Deputy

**MINUTES  
OF  
MARINA DEL REY  
DESIGN CONTROL BOARD**

**April 23, 6:30 p.m.**

**Department of Beaches and Harbors  
Burton Chace Park  
Community Building – 13650 Mindanao Way  
Marina del Rey, CA 90292**

**Members Present:** Susan Cloke, Chair, First District  
Peter Phinney, A.I.A., Vice-Chair, Fourth District  
David Abelar, Second District  
Simon Pastucha, Third District  
Tony Wong, P.E., Fifth District

**Members Absent:** None

**Department Staff Present:** Santos Kreimann, Director  
Charlotte Miyamoto, Planning Division Chief  
Ismael Lopez, Planner  
Teresa Young, Secretary

**County Staff Present:** Tom Faughnan, Principal Deputy County Counsel  
Michael Tripp, Department of Regional Planning

**Guests Testifying:** Nicole Englund, Deputy for Supervisor Molina, First District  
Tim Riley, MdR Lessees Association  
Dorothy Franklin, MdR Resident  
Beverly Moore, MdR Convention & Visitors Bureau  
Jennifer Carter, Esprit I  
Jeanine Battaglia, Catalina Marina del Rey Flyer  
Zachary Bryson, Catalina Marina del Rey Flyer  
Ron Wolter, Charla's Place, Waterside  
Brian Colacarro, Caruso Affiliated  
Chris Polster, UPS Store

**1. Call to Order, Action on absences and Pledge of Allegiance**

Ms. Cloke called the meeting to order at 6:45 p.m. and led the Pledge of Allegiance

**1A. Special Presentation**

Mr. Kreimann introduced Ms. Englund from Supervisor Gloria Molina's office who presented Ms. Cloke with a plaque in appreciation of her service to the DCB

Mr. Tripp presented Ms. Cloke with a certificate of appreciation on behalf of the Department of Regional Planning

**2. Approval of the DCB minutes**

Mr. Phinney (Wong) moved to make changes to page 3 on the March 26 minutes as shown below and to approve both the revised March 26, 2009 and the February 26, 2009 minutes:  
{Unanimous consent}

Page 3 now reads:

**He also suggested water features as part of a visual attraction for the park as well as professionally produced, artistic interpretative signage to inform the public of what exists on site**

Ms. Cloke asked to be notified when the Wetlands project returns for review

**3. Design Control Board Reviews**

None

**4. Consent Agenda**

None

**5. Old Business**

**A. ~~Parcel 50 - Waterside Marina del Rey Signage - DCB #08-006~~**

Further consideration of sign program, after-the-fact signage and advertising kiosks

Mr. Kreimann asked that the project be continued to the following month

**Ms. Cloke (Pastucha) moved to continue DCB #08-006 as submitted  
{Unanimous consent}**

**Public Comments**

None

**Board Comments**

None

**6. New Business**

**A. Parcel 50 - Waterside Marina del Rey – UPS Store - DCB #09-004**

Consideration of tenant identification for the UPS Store

Ms. Miyamoto gave the project overview

Ms. Cloke asked for the UPS Store hours of operation

Ms. Miyamoto noted the following schedule:

Monday - Thursday 10:00 am - 7:00 pm

Friday - Saturday 10:00 am - 8:00 pm

Sunday - 11:00 am to 6:00 pm

Public Comments

None

Board Comments

Mr. Abelar asked for center-wide hours of operation

Mr. Colacarro noted that the restaurants remain open until 10:30 p.m. on weekdays and 11:30 p.m. on weekends. He added that he agreed with the Marina-wide lighting schedule to allow signage illumination until 11:30 p.m. or one hour after closing, whichever was earlier

Mr. Phinney stated that staff should provide rear elevations to demonstrate existing signage conditions and recalled that the DCB determined that Waterside Marina projects would be turned away until a full Sign Program was submitted

Mr. Kreimann clarified that the Waterside Sign Program needed revisions and would return the following month for the Board's review

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**Mr. Phinney (Wong) moved to approve DCB #09-004 as recommended by staff with conforming center-wide hours of operation  
{Unanimous consent}**

**C. Parcel 50 - Waterside Marina del Rey - DCB #09-006**

After-the-fact consideration of new tenant identification for Charla's Place

Ms. Miyamoto gave the project overview

Public Comments

None

Board Comments

Mr. Abelar asked why the sign had been placed without DCB approval

Mr. Colacarro stated the sublessee was not fully aware of the process and placed the signage soon after the lease was approved

Ms. Cloke asked if the lessee advised the tenants that no modifications were permitted without DCB approval

Mr. Colacarro answered that tenants are advised about the DCB process in sublease agreements

Mr. Kreimann noted the lessee's missteps in the process and added the Department would ensure that all modifications are approved prior to implementation

**Mr. Pastucha (Wong) moved to approve DCB #09-006 with Staff's recommendation {Unanimous consent}**

**D. Parcel 56 - Fisherman's Village - DCB #09-007**

Consideration of signage modifications for Catalina-Marina del Rey Flyer

Ms. Miyamoto gave the project overview

Ms. Cloke asked for the detail of the second sign provided in the submittal

Ms. Miyamoto said the second sign had been excluded from the submittal as it was not permitted by the sign regulations

Mr. Tripp noted the first sign served the same purpose as the second because both advertised the business toward the promenade

Mr. Kreimann suggested the Applicant meet with staff to discuss the submittal and determine the possibility of a second sign on the waterside

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Ms. Cloke stated her concerns about the legality of the sign according to the regulations and noted that design coordination between both signs was needed. She also suggested the Applicant agree to continue the project until a meeting with the Department is held

**Ms. Cloke (Abelar) moved to continue DCB# 09-007 for up to 60 days**

**E. Marina del Rey Mole Road Signs and Curb Treatment - DCB #09-008**

Consideration of addendum to DCB-approved Marina Identity and Wayfinding Signage Program

Ms. Miyamoto gave the project overview

**Board Comments**

Mr. Abelar asked for the symbol alignment to be consistent

Mr. Kreimann stated the change in symbol alignment was needed to find space to place the tenant names

Mr. Pastucha noted that adding an arrow to indicate the basin direction would be preferred

**Public Comments**

Ms. Franklin noted her support for the signs and suggested that dock numbers be added for additional direction to the public

Ms. Moore commented on lessee names on mole road signs.

Ms. Carter stated signs should describe the use available instead of just the tenant name

**Board Comments**

Mr. Phinney stated that he did not support the Mole Road Sign proposal because of poor design relative to Marina standards and principles

Mr. Kreimann noted that the public generally needs additional direction toward residential rather than commercial uses and added that developers would be responsible for the signage request

Mr. Wong discussed the difficulty in reading excessive symbols in one sign while driving

**Mr. Phinney (Abelar) moved to continue the Mole Road Sign portion of DCB #09-008 and requested removal of the temporary Esprit sign  
{Unanimous consent}**

Mr. Wong stated that plain black numbering on a white background was typical for street numbering

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**Ms. Cloke (Wong) moved to approve the portion of DCB#09-008 for street numbering colors with black numbering on white background  
{Unanimous consent}**

**7. Staff Reports**

All reports were received and filed

**8. Public Comments**

Mr. Riley expressed his appreciation for Ms. Cloke on behalf of the Lessee's Association for her years of service to the DCB

Ms. Cloke read the resignation letter she sent to Supervisor Molina

Ms. Franklin commented on outstanding funds owed to the County and suggested they be used for Marina improvements



Ms. Moore noted her appreciation for Ms. Cloke's efforts in enhancing the quality of life in Marina del Rey

**Adjournment**

**Ms. Cloke (Phinney) moved to adjourn the Design Control Board meeting at 8:25 p.m.  
{Unanimous consent}**

Respectfully Submitted,

**Teresa Young**  
Secretary for the Design Control Board

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